

This instrument was prepared by

(Name) Courtney H. Mason, Jr.

2032 Valleydale Road

(Address) Birmingham, AL 35244



Jefferson Land Title Services Co., Inc.

318 21ST NORTH • P. O. BOX 10481 • PHONE (205) 328-8020

BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Title Insurance Company

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA  
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ninety two thousand five hundred and no/100ths (\$92,500.00) Dollars

to the undersigned grantor, Roy Martin Construction, Inc. a corporation,  
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the  
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Larry R. Andrews and wife Marilyn B. Andrews

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor  
of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate,  
situated in Shelby County, Alabama.

Lot 7, according to the Survey of Audubon Forest, as recorded in Map Book 8 page  
126 in the Probate Office of Shelby County, Alabama; being situated in Shelby  
County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations,  
if any, of record.

\$73,000.00 of the above-recited purchase price was paid from a mortgage loan closed  
simultaneously herewith.

Grantees' Address: 2408 Bluebird Circle, Birmingham, Alabama 35244

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TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of  
them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every con-  
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said  
GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-  
brances,

that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant  
and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Roy L. Martin  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16th day of May 19 85

ATTEST

Deed TAX 19.50  
Rec 2.50  
Jud 1.00  
23.00

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

Roy Martin Construction, Inc.

By

Roy L. Martin

President

STATE OF Alabama  
COUNTY OF Shelby

1985 MAY 20 AM 9:47

I, the undersigned Thomas A. Swartz, Jr. a Notary Public in and for said County in said  
State, hereby certify that Roy L. Martin  
whose name as the President of Roy Martin Construction, Inc.  
a corporation, is signed to the foregoing conveyance, and who is known to me, and who has acknowledged before me on this day that, being  
informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as  
the act of said corporation,

Given under my hand and official seal, this the 16th day of May 19 85

Form ALA-33

Notary Public

