

SEND TAX NOTICE TO:
A. Eric Johnston
3121 MacIain Road
Birmingham, AL

This instrument was prepared by

(Name) Lamar Ham

(Address) 3512 Old Montgomery Highway, Birmingham, AL

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Seven Thousand One Hundred Twenty Six and 00/100--Dollars

to the undersigned grantor, Hickory Construction Company, 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

A. Eric Johnston and Jennifer F. Johnston

(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, to-wit:

A parcel of land consisting of Lots 5 and 6, Block 17, according to the Survey
of Lincoln Park, a subdivision in Shelby County, Alabama being situated in the
South $\frac{1}{2}$ of Section 12, Township 19, Range 2 West; ALSO, the following described
parcel of land lying East of and adjacent to said Lots 5 and 6; Begin at the
Northeast corner of Lot 6 according to said survey; thence run Easterly along
the projected North line of said Lot 6 for 46.47 feet; thence 97 degrees 24'
right and turn Southwesterly 161.21 feet to a point on the projected South line
of Lot 5 of said survey; thence 62 degrees 36' right and run Westerly along
said projected lot line for 19.22 feet to the southeast corner of said Lot 5;
thence 27 degrees 40' 30" right and run Northerly along the East line of said
Lots 5 and 6 for 160.0 feet to the point of beginning.

Subject to current taxes, easements, restrictions, mineral and mining rights
and rights of way of record.

\$85,700.00 of the purchase price was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

RECORDING FEES

Mortgage Tax	\$
Deed Tax	21.50
Mineral Tax	
Recording Fee	2.50
Index Fee	1.00
TOTAL	25.00

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

1985 AUG -5 AM 8:57

Thomas P. [Signature]
JUDGE OF PROBATE

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 Secretary/Treasurer Henry A. Drake
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1st day of August 19 85

ATTEST:

Hickory Construction Company, Inc.

By Henry A. Drake President
Henry A. Drake

STATE OF Alabama
COUNTY OF Jefferson

i, the undersigned a Notary Public in and for said County in said
State, hereby certify that Henry A. Drake
whose name as Secretary/Treasurer of Hickory Construction Company, Inc.
a corporation, is signed to the foregoing conveyance, and who is known to me, 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 1st day of August 19 85

[Signature]
Notary Public

My Commission Expires November 9, 1985

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