

This instrument was prepared by

(Name) Courtney H. Mason Jr.  
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**Cahaba Title, Inc.**

Highway 31 South at Valleydale Rd., P.O. Box 689  
 Pelham, Alabama 35124  
 Phone (205) 988-6600  
 Policy Issuing Agent for  
 SAFECO 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 One Hundred Eight Thousand Five Hundred and 00/100ths (\$108,500.00)

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

Bandall C. O'Donnell and wife, Marilyn S. O'Donnell

(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 10, according to the Map of Audubon Forest, as said Map appears of record  
 in the Office of the Judge of Probate of Shelby County, Alabama, in Map Book 8  
 Page 126; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

\$ 103,050.00 of the above-recited purchase price was paid from a  
 mortgage loan closed simultaneously herewith.

Grantees' Address: 4783 Sandpiper Lane  
 Birmingham Alabama 35244

1985 SEP -5 AM 11:43

## RECORDING FEES

Mortgage Tax	\$ 5.00
Deed Tax	
Mineral Tax	2.50
Recording Fee	1.00
Index Fee	
TOTAL	\$ 9.00

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 Martin  
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of August 1985

ATTEST:

Roy Martin Construction, Inc.

By Roy Martin  
 Roy Martin President

STATE OF Alabama  
 COUNTY OF Shelby

I, the undersigned Roy Martin  
 State, hereby certify that  
 whose name as President of Roy Martin Construction, 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 31st day of August 1985