

This instrument was prepared by

(Name) Courtney H. Mason Jr.  
 (Address) P.O. Box 360187  
Birmingham, AL. 35236-0187

**Cahaba Title, Inc.**

Highway 31 South at Valleydale Rd., P.O. Box 689  
 Pelham, Alabama 35124  
 Phone (205) 988-5600  
 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 Eighty Four Thousand Five Hundred and 00/100ths (\$84,500.00)

to the undersigned grantor,

Benny Griffin Construction Inc.

a corporation,

(herein referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Terry W. Laurenzi and wife, Sheila M. Laurenzi

(herein referred to as GRANTEE) for and during their joint lives and upon the death of either of them, then 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 9, Block 3, according to the survey of Dearing Downs, 2nd Addition as recorded in Map Book 9, Page 33, in the Probate Office of Shelby County Alabama; being situated in the Town of Helena, Shelby County, Alabama.

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

\$84,500.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Grantees' Address: 1230 Southwind Drive, Helena, Alabama 35080

## RECORDING FEES

Mortgage Tax	\$	—
Deed Tax		—
Mineral Tax		—
Recording Fee		2 50
Index Fee		1 00
TOTAL	\$	3 50

TO HAVE AND TO HOLD, To the said GRANTEE 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 contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances.

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 GRANTEE, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Benny Griffin who is authorized to execute this conveyance, has hereto set its signature and seal, this the 29th day of August 19 85

ATTEST:

Benny Griffin Construction Inc.

By

Benny Griffin

President

Secretary

STATE OF Alabama  
 COUNTY OF Shelby

I, the undersigned  
 State, hereby certify that

Benny Griffin

a Notary Public in and for said County in said

whose name as

President of Benny Griffin 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 29th day of

August

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