

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



CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED FIFTY TWO THOUSAND AND NO/100TH (\$152,000.00) DOLLARS

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

Pete W. Allen and wife, Michelle E. Allen

(herein referred to as GRANTEEES) as joint tenants with right of survivorship, the following described real estate situated in  
Shelby County, Alabama to-wit:

Lot 14, according to the Survey of Meadow Brook Estates, First Sector  
as recorded in Map Book 7, page 64 in the Probate Office of Shelby County,  
Alabama.

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

\$ 65,000.00 of the above-recited purchase price was paid from a mortgage  
loan closed simultaneously herewith.

Send Tax Notice to:  
Pete W. and Michelle E. Allen  
C/O Citicorp Homeowners, Inc.,  
049-0835668  
St. Louis, Mo. 63141

RECORDING FEES

Mortgage Tax	\$	
Deed Tax		87.00
Mineral Tax		
Recording Fee		2.50
Index Fee		1.00
TOTAL	\$	90.50

STATE OF ALABAMA  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1985 SEP 16 AM 11:24

Notary Public  
JUDITH A. HARRIS

TO HAVE AND TO HOLD to the said GRANTEEES as joint tenants with right of survivorship. And said GRANTOR does for  
itself, its successors and assigns, covenant with said GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said pre-  
mises, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Henry K. McBride  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of September 19 85

ATTEST:

Deer Springs Estates, Inc.

By

Secretary

Henry K. McBride

President

STATE OF Alabama  
COUNTY OF Shelby

I, the undersigned a Notary Public in and for said County in said  
State, hereby certify that Henry K. McBride  
whose name as President of Deer Springs Estates, 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 10th day of

September 19 85

Notary Public