

Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 689
 Pelham, Alabama 35124
 Phone (205) 988-5800
 Policy Issuing Agent for
 SAFECO Title Insurance Company



This instrument was prepared by

(Name) Daniel M. Spitler

Attorney at Law

(Address) 108 Chandalar Drive
Pelham, Alabama 35124

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 SEVENTY-NINE THOUSAND NINE HUNDRED AND NO/100 (\$79,900.00) DOLLARS

to the undersigned grantor, **ROBIN HOMES, 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

MELVIN R. REYNOLDS and wife, MILDRED W. REYNOLDS

(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:

Lot 9, according to the Amended Map of Wildewood Village, Third Addition, as recorded in Map
 Book 8 page 182 in the Office of the Judge of Probate of Shelby County, Alabama; being situated
 in Shelby County, Alabama.

Mineral and mining rights excepted.

SUBJECT TO:

Building setback line of 20 feet reserved from North Wildewood Drive as shown by plat.
 Public utility easements as shown by recorded plat, including a 10 foot easement on the
 Northwestern side.

Restrictions, covenants and conditions as set out in instrument recorded in Misc. Book 55 page
 117 in Probate Office of Shelby County, Alabama.

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book
 101 page 550 in Probate Office of Shelby County, Alabama.

Right-of-Way granted to Alabama Power Company by instrument recorded in Deed Book 355 page
 in Probate Office of Shelby County, Alabama.

Agreement with Alabama Power Company as to underground cables recorded in Misc. Book 54 page 17.
 and covenants pertaining thereto recorded in Misc. Book 54 page 171 in Probate Office of Shelby
 County, Alabama.

Title to all minerals within and underlying the premises, together with all mining rights and
 other rights, privileges and immunities relating thereto, including rights conveyed in Misc.
 Book 73 page 391 and Deed Book 255 page 188 in Probate Office of Shelby County, Alabama.
 \$63,920.00 of the purchase price recited above was paid from a mortgage loan closed
 simultaneously herewith.

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~~ Secretary-Treasurer,
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 21st day of October 19 85

ATTEST:

Deed TAX 16.00
 Rec 2.50
 Ind 1.00
 19.50
 STATE OF ALA. SHELBY CO.
 I CERTIFY THIS
 INSTRUMENT WAS FILED

ROBIN HOMES, INC.
 By *Marion R. Harris, Jr.* Secretary-Treasurer

STATE OF ALABAMA
 COUNTY OF SHELBY } 1985 OCT 29 AM 11:12

I, the undersigned *Thomas A. Spaulding, Jr.*
 State, hereby certify that **JUDGE OF PROBATE**
 whose name as **Sec-Treasurer** of **ROBIN HOMES, 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,

a Notary Public in and for said County, in said

Given under my hand and official seal, this the 21st day of October

