

This instrument was prepared by

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**Jefferson Land Title Services Co., Inc.**  
315 21ST NORTH • P.O. BOX 10481 • PHONE (205) 328-8838  
BIRMINGHAM, ALABAMA 35201  
AGENTS FOR  
*Mississippi Valley 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 seventy seven thousand nine hundred & NO/100th (\$77,900.00) Dollars

to the undersigned grantor, **Bill Langston Construction Co., 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

Dave Allen Ellison and wife, Kathy Jo Ellison

(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 12, in Block 3, according to the Survey of Cahaba Valley Estates, Seventh  
Sector, as recorded in Map Book 6, Page 82, in the Probate Office of Shelby  
County, Alabama.

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

\$74,000.00 of the above recited purchase price was paid from a mortgage loan  
closed simultaneously herewith.

Grantees' Address: 440 Cross Creek Trail, Pelham, AL 35124

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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, **William Langston**  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the day of December 19 85

ATTEST:

**BILL LANGSTON CONSTRUCTION COMPANY, INC.**

STATE OF ALABAMA  
COUNTY OF SHELBY

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

1985 DEC 19 AM 11:37

President

I, THE UNDERSIGNED

State, hereby certify that **WILLIAM LANGSTON**  
whose name as the President of **BILL LANGSTON 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 17th day of

December 19 85

Form ALA-33

My Commission Expires April 9, 1987

Notary Public