

This instrument was prepared by

(Name) COURTNEY H. MASON, JR.
 (Address) P. O. BOX 360187
BIRMINGHAM, ALABAMA 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 SIXTY THOUSAND FIVE HUNDRED AND NO/100TH (\$60,500.00) DOLLARS

to the undersigned grantor, **STRAIN 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

ANTHONY B. CABANISS AND WIFE, ROSEANNA B. CABANISS

(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 4, Block 5, according to the survey of Plantation South, Second Sector,
 Phase No. 1, as recorded in Map Book 9 page 115 in the Probate Office of
 Shelby County, Alabama; being situated in Shelby County, Alabama.

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

\$57,450.00 of the above-recited purchase price was paid from a mortgage loan
 closed simultaneously herewith.

Grantees' Address: 4414 Englewood Road, Helena, Alabama 35080

RECORDING FEES

Mortgage Tax	\$	
Deed Tax		<u>3.50</u>
Mineral Tax		
Recording Fee		<u>2.50</u>
Index Fee		<u>1.00</u>
TOTAL	\$	<u>7.00</u>

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

1986 JAN 13 PM 1:13

Thomas C. Strain, Jr.
 JUDGE OF PROBATE

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 Vice President, N. Randall Collins
 who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of January 1986

ATTEST:

STRAIN CONSTRUCTION, INC.

By *N. Randall Collins V.P.*
 N. Randall Collins, Vice-President

Secretary

STATE OF ALABAMA
 COUNTY OF SHELBY

I, THE UNDERSIGNED *mae*
 State, hereby certify that N. RANDALL COLLINS
 whose name as VICE- President of STRAIN 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 10TH day of

JANUARY

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