

This Instrument Was Prepared By:  
 DANIEL M. SPITLER  
 Attorney at Law  
 108 Chandalar Drive  
 Pelham, Alabama 35124

MAIL TAX NOTICE TO:  
 Mr. Elliott S. Linsky  
 3521 Countrywood Lane  
 Vestavia, Alabama 35243

CORPORATION FORM WARRANTY DEED,  
JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA )

KNOW ALL MEN BY THESE PRESENTS,

JEFFERSON COUNTY )

That in consideration of TWO HUNDRED FORTY-THREE THOUSAND AND NO/100 DOLLARS (\$243,000.00) to the undersigned GRANTOR, CALVIN REID CONSTRUCTION CO., INC., a corporation (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

ELLIOTT S. LINSKY and wife, BARBARA F. LINSKY

(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 222, according to the map and survey of Countrywood Highlands, 3rd Sector, as recorded in Map Book 143 page 51 in the Probate Office of Jefferson County, Alabama; being situated in Jefferson County, Alabama.

**SUBJECT TO:**

Building setback line of 40 feet reserved from Countrywood Lane as shown by plat.

Public utility easements as shown by recorded plat, including a 10 foot easement on the West and South sides.

Restrictions, covenants and conditions as shown by instrument recorded in Real 1764 page 241 and Real 1764 page 258 in Probate Office of Jefferson County, Alabama.

Right of way granted to Jefferson County as shown by instrument recorded in Real 638 page 472 in Probate Office of Jefferson County, Alabama.

Right of way granted to Alabama Power Company as shown by instrument recorded in Real 2668 page 404 in Probate Office of Jefferson County, Alabama.

Agreement with Alabama Power Company as to underground cables as recorded in Real 2686 page 92 and covenants pertaining thereto recorded in Real 2686 page 113 in Probate Office of Jefferson 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 Real 478 page 391 and Real 629 page 527 in Probate Office of Jefferson County, Alabama.

Restrictive covenants as shown by instrument recorded in Real 2683 page 857 and Declaration of Protective Covenants as shown by instrument recorded in Real 2683 page 858 in Probate Office of Jefferson County, Alabama.

\$194,400.00 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 contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that it has a good right to sell and convey the same as aforesaid; that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its President, who is authorized to execute this conveyance, hereto set its signature and seal, this 17th day of January, 1986.

CALVIN REID CONSTRUCTION CO., INC.

BY: Calvin Reid  
Calvin Reid, President

STATE OF ALABAMA )

SHELBY COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Calvin Reid whose name as President of CALVIN REID CONSTRUCTION CO., 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/she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation, on the day the same bears date.

Given under my hand and official seal this 17th day of January, 1986.



Regina A. Latham  
Notary Public

#### RECORDING FEES

Mortgage Tax	\$	
Deed Tax		49.00
Mineral Tax		
Recording Fee		5.00
Index Fee		1.00
TOTAL	\$	55.00

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

1986 JAN 22 AM 8:50

Regina A. Latham  
JUDGE OF PROBATE

BOOK 058 PAGE 157