

2584

This Form furnished by:

### 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



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 SIXTY-TWO THOUSAND NINE HUNDRED AND NO/100 (\$62,900.00) 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  
**HENRY BERGER and wife, LILLIAN H. BERGER**

(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 32, Block 2, according to Wildewood Village, Fourth Addition, as recorded in Map  
Book 8 page 146 in the Probate Office of Shelby County, Alabama; being situated in  
Shelby County, Alabama.

**SUBJECT TO:**

Public utility easements as shown by recorded plat, including a 15 foot easement on  
the Easterly side.  
Restrictions, covenants and conditions as set out in instrument recorded in Misc.  
Book 53 page 867 in Probate Office of Shelby County, Alabama.  
Right of way granted to South Central Bell by instrument recorded in Deed Book 351  
page 358 and Deed Book 315 page 207 in Probate Office of Shelby County, Alabama.  
Easement to Alabama Power Company as shown by instrument recorded in Deed Book 264  
page 28 and Deed Book 355 page 253 in Probate Office of Shelby County, Alabama.  
Agreement with Alabama Power Company as to underground cables recorded in Misc. Book  
53 page 893 and covenants pertaining thereto recorded in Misc. Book 53 page 892 in  
Probate Office of Shelby County, Alabama.  
Agreement in regard to sanitary sewer system as set out in Deed Book 328 page 229 in  
Probate Office of Shelby County, Alabama.  
47,900.00 of the purchase price recited above was paid from a mortgage loan closed  
simultaneously herewith.

BOOK 083 PAGE 508

**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 ~~XXXXXX~~ Secretary  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of May 19 86,

ATTEST: I CERTIFY THIS INSTRUMENT WAS FILED

1986 JUL 30 AM 11:56

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

Deed tax 15.00  
Rec 2.50  
Int. 1.00  
18.50

STATE OF ALABAMA COUNTY OF SHELBY *James A. Shanderson, Jr.*  
JUDGE OF PROBATE

I, the undersigned  
State, hereby certify that **Marion R. Harris, Jr.**  
whose name as ~~XXXXXX~~ Secretary 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,

Given under my hand and official seal, this the 30th day of May 19 86.

*Daniel M. Spitler*  
Notary Public