

Cahaba Title, Inc.

Highway 31 South at Valleydale Rd., P.O. Box 689
Palham, Alabama 35124
Phone (205) 988-5600
Policy Issuing Agent for
SAFECO Title Insurance Company



This instrument was prepared by

(Name) Ruth S. Capra
2108 Lynngate Drive
(Address) Birmingham, AL 35216

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

STATE OF ALABAMA }
COUNTY OF JEFFERSON } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty-four Thousand Fifty and 00/100

to the undersigned grantor, H. Walker and Associates, 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

Douglas F. Queen and wife Kathryn H. Queen

(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.

942 7th Avenue N.W., Alabaster, AL 35007, more particularly described as:
Lot 59, according to a survey of Hamlet, 7th Sector, as recorded in Map
Book 9, Page 120, in the Probate Office of Shelby County, Alabama.
Situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to easements, restrictions and rights of way of record.

\$67,200.00 of the purchase price recited above was paid from a mortgage
loan closed simultaneously herewith.

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

1986 AUG 13 AM 11:34

Thomas A. Scarborough, Jr.
JUDGE OF PROBATE

- 1. Deed Tax \$ 17.00
- 2. Mtg. Tax
- 3. Recording Fee 2.50
- 4. Indexing Fee 1.00
- TOTAL 20.50

BOOK 085 PAGE 843

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, Harold R. Walker
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 8th day of August 19 86.

ATTEST:

.....
Secretary

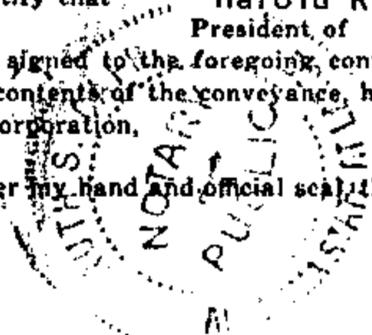
By *Harold R. Walker*
President

STATE OF
COUNTY OF

I, Ruth S. Capra a Notary Public in and for said County in said
State, hereby certify that Harold R. Walker
whose name as President of H. Walker and Associates, 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 8th day of August 19 86.

Form ALA-33



Ruth S. Capra
My commission expires 12-4-88 Public