

This instrument was prepared by

432
James R. Harper
1000 Wooten Road
Alabaster, AL 35007

(Name) William H. Halbrooks, Attorney
Suite 704 Independence Plaza
(Address) Birmingham, AL 35209

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF JEFFERSON

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty Three Thousand and no/100-----DOLLARS

to the undersigned grantor,
(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

James R. Harper and Christine H. Harper

(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.

"SEE ATTACHED FOR LEGAL DESCRIPTION"

Subject to taxes, easements and restrictions of record.

\$42,400.00 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 is lawfully seized in fee simple of said premises, that they are free from all encumbrances,

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,
who is authorized to execute this conveyance, has hereto set its signature and seal, this 26th day of Sept 19 86

ATTEST:

H. Walker and Associates,
Inc.

By

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that

whose name as President of Harold R. Walker
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 26th day of

September 19 86

Notary Public

PARCEL NO. 1

All of lot 4 of GREEN VALLEY MANUFACTURED HOMES PARK as recorded in map book 9, page 92 in the Office of the Probate Judge of Shelby County, Alabama and an extended parcel 65.0' in width and 27.0' long immediately West of and contiguous to the West line of said lot 4 and more particularly described as follows:

Begin at the Northeast corner of Lot 4, GREEN VALLEY MANUFACTURED HOMES PARK as recorded in map book 9, page 92 in the Office of the Probate Judge of Shelby County, Alabama and run thence Southerly along the East line of same said lot 4 and the West margin of Shelby County Road Number 257 a distance of 65.0' to the Southeast corner of same said lot 4, Thence turn an angle of 90°-00' to the right and run Westerly along the South line of same said lot 4 and the extended line of same said lot a distance of 147.0' to a point, Thence turn an angle of 90°-00' right and run Northerly parallel with the same said East line of same said lot 4 a distance of 65.0' to a point, Thence turn an angle of 90°-00' right and run Easterly along the South line of lots 1,2 and 3 of same said subdivision a distance of 147.0' to the point of beginning, containing 9,555 square feet or 0.219 of an acre.

BOOK 093 PAGE 960

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

1986 OCT -3 PM 1:51

Thomas A. Saunders, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ <u>100</u>
2. Mtg. Tax	<u> </u>
3. Recording Fee	<u>500</u>
4. Indexing Fee	<u>100</u>
TOTAL	<u>700</u>