

11/8/86 end tax notice to: Alan J. Cannon
1044 Willow Creek Circle
Alabaster, Alabama 35007

This instrument was prepared by

(Name) LARRY L. HALCOMB
ATTORNEY-AT-LAW

(Address) 8512 OLD MONTGOMERY HIGHWAY
BIRMINGHAM, ALABAMA 35222

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty Five Thousand Four Hundred and no/100 (\$85,400.00)-----Dollars

to the undersigned grantor, Don Kirby 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
Alan J. Cannon and Joy Cannon

(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 42, according to the survey of Willow Creek, Phase I, as recorded in Map Book 7
page 132 in the Probate Office of Shelby County, Alabama; being situated in Shelby
County, Alabama.

Subject to taxes for 1987.

Subject to building lines, easements and rights of way of record.

Minerals and mining rights are not warranted by grantor.

\$64,000.00 of the purchase price recited above was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

BOOK 095 PAGE 502

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1986 OCT 15 AM 9:02

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax \$21.50
2. Mtg. Tax
3. Recording Fee 2.00
4. Indexing Fee 1.00
TOTAL 25.00

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, Don Kirby
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of October 19 86

ATTEST:

DON KIRBY CONSTRUCTION, INC.

Secretary

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, Larry L. Halcomb a Notary Public in and for said County in said
State, hereby certify that Don Kirby
whose name as President of Don Kirby 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,

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

Larry L. Halcomb

My Commission Expires January 23, 1990

