

This instrument was prepared by

(Name) Dale Corley

(Address) 2100 Sixteenth Avenue, South

SEND TAX NOTICE

William Curtis Miller
1605 Paddock Lane
Helena, Alabama 35080

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 One Hundred Five Thousand Seventy-Five and no/100-----Dollars

to the undersigned grantor, United Homebuilders, 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

William Curtis Miller and wife, Cathy R. Curtis

(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 25, according to the Survey of Dearing Downs Subdivision, Fifth Sector as recorded in Map Book 10, Page 40, in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$84,050.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

BOOK 114 PAGE 648

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, Leonard W. Coggins who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of January 1987

ATTEST:

UNITED HOMEBUILDERS, INC.

By Leonard W. Coggins President

STATE OF Alabama
COUNTY OF Jefferson

STATE OF ALABAMA
I CERTIFY THIS INSTRUMENT WAS FILED
1987 FEB 12 AM 10:03

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Leonard W. Coggins, whose name as President of United Homebuilders, 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 January 1987

Notary Public

Land Title