

1137

SEND TAX NOTICE TO:

Billy F. Nelson
573 7th St. NW

Alabaster, AL 35007

This instrument was prepared by

(Name) Lamar Ham

(Address) 3512 Old Montgomery Highway, Birmingham, AL

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 Ninety Two Thousand Five Hundred and 00/100-----Dollars

to the undersigned grantor, Enmar Corporation 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

Billy F. Nelson and Charlotte G. Nelson

(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 14, according to the survey of Olde Towne Forest, First Addition, as recorded in Map Book 9, page 170 in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, restrictions, mineral and mining rights and rights of way of record.

\$83,250.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

BOOK 130 PAGE 595

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1987 MAY 14 AM 11:37

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

- 1. Deed Tax \$ 9.50
- 2. Mtg. Tax _____
- 3. Recording Fee 2.50
- 4. Indexing Fee 1.00
- TOTAL 13.00

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 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, James W. Elliott who is authorized to execute this conveyance, has hereto set its signature and seal, this the 8th day of May 19 87

ATTEST:

Enmar Corporation
By *James W. Elliott*
James W. Elliott President

STATE OF Alabama }
COUNTY OF Jefferson }

I, the undersigned _____ a Notary Public in and for said County in said State, hereby certify that James W. Elliott whose name as President of Enmar Corporation 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 May 19 87

[Signature]
Notary Public