

This instrument was prepared by **LARRY L. HALCOMB**  
(Name) **ATTORNEY AT LAW**  
3512 OLD MONTGOMERY HIGHWAY  
(Address) **HOMEWOOD, ALABAMA 35209**

SEND TAX NOTICE TO:  
**1604** Howard E. Durden  
424 Chase Plantation Parkway  
Birmingham, Al 35244

**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 **One hundred three thousand and no/100 (103,000.00)**

to the undersigned grantor, **Harbar Homes, 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  
**Howard E. Durden and Frances D. Durden**

(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 24, according to the Survey of Chase Plantation, 4th Sector, as recorded in Map book 9, Page 156 A & B in the Probate Office of Shelby County, Alabama.**

**Minerals and mining rights excepted.**

**Subject to taxes for 1987.**

**Subject to restrictions, easement, right of way and agreement with Alabama Power Company of record.**

BOOK 131 PAGE 555

1. Deed Tax \$ 103.00  
2. Mfg. Tax \_\_\_\_\_  
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 106.50

**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 VicePresident, Denney Barrow who is authorized to execute this conveyance, has hereto set its signature and seal, this the 18th day of May 19 87**

ATTEST:

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

**Harbar Homes, Inc.**  
By *Denney Barrow* Vice President

STATE OF ALABAMA 1987 MAY 21 AM 8:29  
COUNTY OF JEFFERSON

I, **Larry L. Halcomb** Secretary  
State, hereby certify that **Denney Barrow**  
whose name as **Vice President of Harbar Homes, 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the **18th** day of

**May**

*Larry L. Halcomb*  
Larry L. Halcomb

Notary Public