

988-5600

This instrument was prepared by:
(Name) ✓ Courtney H. Mason, Jr.
(Address) PO Box 360187
Birmingham, Alabama 35236

Send fax Notice to:
(Name) Steve R. & Linda L. Borden
(Address) 2730 Stevens Creek Circle
Birmingham, Alabama 35244

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

AND NO/100THS

That in consideration of ONE HUNDRED FORTY THREE THOUSAND FIVE HUNDRED TWENTY DOLLARS DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

James D. Mason d/b/a Mason Construction Company
(herein referred to as grantors) do grant, bargain, sell and convey unto

Steve R. Borden and wife, Linda L. Borden
(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 29 of Sector 2, of the Brookhaven Subdivision as described and recorded in Map Book 11, Page 4 in the Office of the Judge of Probate of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$110,000.00 of the above purchase price was paid from a mortgage loan closed simultaneously herewith.

1. Deed Tax \$ 34.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 37.50

GRANTEES' ADDRESS: 2730 Stevens Creek Circle, Birmingham, Alabama 35244

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 for such survivor forever, together with every contingent remainder and right of reversion.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

In witness whereof, I have hereunto set my hand(s) and seal(s), this 30th

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 30th day of September, 19 87.

day of September
STATE OF ALA. SHELBY CO.
WITNESS I CERTIFY THIS
INSTRUMENT WAS FILED

JAMES D. MASON d/b/a MASON CONSTRUCTION COMPANY

James D. Mason (Seal)
James D. Mason, President

1987 OCT -2 PM 3:21

Thomas A. Grawley, Jr.
JUDGE CL. PROBATE

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State,
hereby certify that James D. Mason d/b/a Mason Construction Company
whose name 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 executed the same voluntarily
on the day the same bears date. 30th day of September A.D., 19 8

Given under my hand and official seal this 30th day of September A.D., 19 87

~~Mr. [Name], [Address], [City], [State]~~

Notary Public