

SEND TAX NOTICE TO:

(Name) Mr. and Mrs. Rex Hope
Post Office Box 69
(Address) Calera, Alabama 35051

This instrument was prepared by

(Name) Wade H. Morton, Jr., Attorney at Law
(Address) Post Office Box 1227, Columbiana, Alabama 35051-1227

Form 1-1-6 Rev. 8-78 STATUTORY
CORPORATION FORM/WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE and No/100----- (\$1.00) DOLLARS,
and other good and valuable consideration
to the undersigned grantor, CENTRAL STATE BANK, Calera, Alabama, a banking a corporation,
in hand paid by

REX HOPE, MINNIE JOHN HOPE and DONNA HOPE COX,

the receipt of which is hereby acknowledged, the said

CENTRAL STATE BANK Calera, Alabama, a banking corporation,

does by these presents grant, bargain, sell and convey unto the said

REX HOPE and wife, MINNIE JOHN HOPE, or the survivor of them, as life tenants, and

DONNA HOPE COX, as remainderman,
the following described real estate, situated in Shelby County, Alabama:

The West 60 feet of the South 140 feet of Lot 12 of Block 43, according to Safford's
Map of the Town of Shelby, Alabama, dated 1890, and recorded in Map Book 3, at Pages 38
and 47, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject only to the following liens, encumbrances, limitations and restrictions:

1. Taxes for 1985 and subsequent years. 1985 taxes are a lien but not due
and payable until October 1, 1985.

2. Permit to Alabama Power Company recorded in Deed Book 108, Page 41, in the
Probate Office.

3. All rights outstanding by reason of the statutory right-of-redemption from the
foreclosure of that certain mortgage given by Lavon Hope and wife, April J. Hope a/k/a
April Hope to Central State Bank, Calera, Alabama, recorded in Mortgage Book 405, Pages
105-107, said foreclosure being evidenced by foreclosure deed to Central State Bank, dated
May 25, 1984, recorded in Deed Book 355, Page 831, in Probate Office. (See reverse side for
continuation)

TO HAVE AND TO HOLD, To the said DONNA HOPE COX, her

heirs and assigns forever,

subject to the life estate of REX HOPE and wife, MINNIE JOHN HOPE, or the survivor of them.

~~does for itself, its successors~~

~~And said~~

~~and assigns, covenant with said~~

~~heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-~~
~~brances unless otherwise noted above, 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~~

~~heirs, executors and assigns forever, against the lawful claims of all persons.~~

IN WITNESS WHEREOF, the said CENTRAL STATE BANK, Calera, Alabama

by its

President, William M. Schroeder

, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the 19th

day of November, 1984

ATTEST:

CENTRAL STATE BANK

Carlene R. Hadaway
Secretary

By William M. Schroeder
Its President

(SEAL)

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned,
said State, hereby certify that William M. Schroeder
whose name as President of CENTRAL STATE BANK, Calera, Alabama,
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

Given under my hand and official seal, this the 19th day of November, 1984

Notary Public, State of Alabama
Commission Expires February 13, 1985
Issued by Western Surety Company

Eleanor Owens
Public

(Continuation of Description)

The parties intend that fee simple ownership of the above described real property be conveyed hereby to Donna Hope Cox, but subject to the life estate of Rex Hope and wife Minnie John Hope, or the survivor of them, in and to the above described property.

SIGNED FOR IDENTIFICATION:
CENTRAL STATE BANK

BY: *William M. [Signature]*
Its President

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

1987 OCT -5 PM 2:11

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ <u>50</u>
2. Mtg. Tax	<u> </u>
3. Recording Fee	<u>5.00</u>
4. Indexing Fee	<u>2.00</u>
TOTAL	<u>7.50</u>

TO

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF }

Office of the Judge of Probate:

Recording Fee \$.....

Deed Tax \$.....

THIS FORM FROM

Lawyers Title Insurance Corporation
TITLE INSURANCE
BIRMINGHAM, ALABAMA

BOOK 153 PAGE 991