

This instrument was prepared by HALCOMB

(Name) DENNEY L. HALCOMB
ATTORNEY AT LAW
(Address) 5512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35209

1267
SEND TAX NOTICE TO:

Timothy E. Watts
4216 Heritage Oaks Circle
Birmingham, Al 35243

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 seventeen thousand five hundred five and no/100
(117,505.00)

to the undersigned grantor, Harbar Construction Company, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Timothy E. Watts and Sandra L. Watts

(herein referred to as GRANTEEES) 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:

Lot 6, according to the survey of Heritage Oaks as recorded in Map Book 11,
page 23 A and B in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1988.

Subject to restrictions, building lines, & right of way of record.

The grantor does not warrant title to minerals and mining rights.

\$94,000.00 of the purchase price was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

BOOK 155 PAGE 914
1. Doc. Tax 24.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 27.50

TO HAVE AND TO HOLD. To the said GRANTEEES 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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances.

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

IN WITNESS WHEREOF, the said GRANTOR, by its Vice President, Denney Barrow
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 15th day of October 19 87

ATTEST:

Harbar Construction Company, Inc.

By Denney Barrow Vice President

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

STATE OF ALABAMA
COUNTY OF JEFFERSON 1987 OCT 19 PM 12:07

I, Larry L. Halcomb

State, hereby certify that
whose name as Vice

President of Harbar Construction Company, 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 15th day of

October

19 87

Larry L. Halcomb

Notary Public

My Commission Expires January 23, 1990