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1480
Cahaba Title, Inc.

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This instrument was prepared by:
(Name) Daniel M. Spitler, Attorney
(Address) 108 Chandalar Drive
Pelham, Alabama 35124

Send Tax Notice to:
(Name) Mr. Jon Scott Fort
(Address) 3499 Wildewood Drive
Pelham, Alabama 35124

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIXTY-SEVEN THOUSAND FIVE HUNDRED AND NO/100 (\$67,500.00) DOLLARS

to the undersigned grantor, **ROBIN 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

JON SCOTT FORT, an unmarried man and KIMBERLEY KAYE HURST, an unmarried woman
(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 47, Block 1, according to the survey of Wildewood Village, Fifth Addition, as
recorded in Map Book 9 page 165 in the Probate Office of Shelby County, Alabama;
being situated in Shelby County, Alabama.

SUBJECT TO:

Building setback line of 20 feet reserved from Wildewood Drive as shown by plat.
Public utility easements as shown by recorded plat, including a 15 foot easement on
the Rear and a 5 foot easement on the Southwesterly side.

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in
Deed Book 264 page 28 in Probate Office of Shelby County, Alabama.

Right of Way granted to South Central Bell by instrument recorded in Deed Book 315
page 207 in Probate Office of Shelby County, Alabama.

Easement to Alabama Power Company as shown by instrument recorded in Real 75 page
683 in Probate Office of Shelby County, Alabama.

Easement to South Central Bell by instrument recorded in Real 21 page 308 in Probate
Office of Shelby County, Alabama.

Agreement with Alabama Power Company as to underground cables recorded in Real 78
page 96 and covenants pertaining thereto recorded in Real 78 page 99 in Probate
Office of Shelby County, Alabama.

Mineral and mining rights if not owned by Grantor.

\$63,650.00 of the purchase price recited above was paid from a mortgage loan closed
simultaneously herewith.

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 it ~~President~~ Secretary, Marion R. Harris, Jr.,
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16 day of April 19 88

ATTEST: 1. Deed Tax 4.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 7.50

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

88 APR 20 PM 4:06

ROBIN HOMES, INC.
Marion R. Harris, Jr.
Secretary, ~~President~~ Marion R. Harris, Jr.

STATE OF ALABAMA
COUNTY OF SHELBY

Marion R. Harris, Jr.
JUDGE OF PROBATE

I, the undersigned Marion R. Harris, Jr. a Notary Public is and for said County in said
State, hereby certify that Marion R. Harris, Jr.
whose name as Sec. ~~President~~ of Robin 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,

Given under my hand and official seal, this is 16th day of April 19 88

1/25/90

My Commission Expires

Marion R. Harris, Jr.
Notary Public