

This instrument was prepared by

678

(Name) Roe & Rowell, Jeffrey E. Rowell

(Address) Post Office Box 59280, Birmingham, Alabama 35259

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF JEFFERSON

(SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Sixty One Thousand Eight Hundred and 00/100 (\$161,800.00) Dollars.

to the undersigned grantor, J. E. Bishop Homes, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Steven R. Fraas and wife, Lynn Susan Corwith

(herein referred to as GRANTEE) 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 11, in Block 5, according to the survey of Altadena Woods, First Sector, as recorded in Bap Book 10 page 104 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Property subject to: Taxes for the current year and easements and restrictions of record.

This Mortgage is a corrective mortgage and corrects that certain mortgage of January 29, 1988, which contained an error in the legal description.

BOOK 183 PAGE 626

1. Deed Tax \$ 162.00
2. Mtg. Tax _____
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 165.50

TO HAVE AND TO HOLD, To the said GRANTEE 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 GRANTEE, 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 GRANTEE, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, J.E. Bishop who is authorized to execute this conveyance, has hereto set its signature and seal, this the _____ day of _____ 19 88

ATTEST:

J.E. BISHOP HOMES, INC.

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

By J.E. Bishop
J.E. BISHOP, President

STATE OF ALABAMA
COUNTY OF JEFFERSON
(SHELBY)

88 MAY 10 AM 8:30

I, THE UNDERSIGNED _____ a Notary Public in and for said County in said State, hereby certify that J. E. Bishop, President of J. E. Bishop Homes, Inc. whose name as 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 25th day of April 1988

Shyllis M. Houston
Notary Public
my Commission expires 7/31/89