

This instrument was prepared by

COURTNEY H. MASON, JR.
2032 Valleydale Road
Birmingham, Alabama 35244

1358

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 NINETY SIX THOUSAND FIVE HUNDRED SEVENTY & 00/100---- (\$96,570.00) DOLLARS to the undersigned grantor, Ken Lokey Homes, Inc. a corporation, (herein referred to as the 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 Kenneth W. Hawkins and wife, Patti A. Hawkins (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 and right of reversion, the following described real estate, situated in Shelby County, Alabama:

Lot 100, according to the map and survey of Stratford Place, Phase I, Final Plat, as recorded in Map Book 11 page 124, and corrected in map recorded in Map Book 12 page 38 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

\$80550 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEEES' Address: 106 Braxton Way Helena, Alabama 35080

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 contingent remainder and right of reversion.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEEES, their heirs and assigns, that it 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its attorney-in-fact, Dan Mosley, who is authorized to execute this conveyance, hereto set its signature and seal, this the 19th day of December, 1988.

State of Alabama
County of Shelby

STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILED

Ken Lokey Homes, Inc.
By: Dan Mosley
Dan Mosley, attorney-in-fact

88 DEC 21 PM 1:21

JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said county in said State, hereby certify that Dan Mosley, whose name as Attorney in Fact for Ken Lokey Homes, Inc. 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, in his capacity as such Attorney in Fact, executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS THE 19th DAY OF DECEMBER, 1988.

Notary Public

My Commission Expires: 3/10/91