

Prepared by: Trimmier and Associates, P.C. 22 Inverness Center Parkway,
Suite 210, Birmingham, Alabama 35242

Send Tax Notice To: Glenn E. Lacey and Faye H. Lacey
5129 Weatherford Drive, Birmingham, Alabama 35242

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred one thousand two hundred and forty-five dollars (\$101,245.00) to the undersigned Grantor, Scotch Building and Development Co., Inc., (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 Glenn E. Lacey and wife, Faye H. Lacey (herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 11, Block 11, according to the map of Broken Bow South, as recorded in Plat Book 11, page 82, in the Probate Office of Shelby County, Alabama.

Subject to:

- (1) Property taxes for the current year.
- (2) Any and all easements, restrictions, covenants and conditions, if any.
- (3) Mineral and mining rights excepted.
- (4) Restrictions set forth in book 160, page 278 as recorded in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

And said GRANTOR does for itself, its successors and assigns covenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Vice-President who is authorized to execute this conveyance, has hereto set his signature and seal, this the 14th day of November, 1988.

STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILED

88 DEC 21 AM 9:51

Thomas A. [Signature]
JUDGE OF PROBATE

[Signature]
Scotch Building and Development
Co., Inc. by: Joe A. Scotch, Jr.,
its Vice-President

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joe A. Scotch, Jr., whose name as Vice-President of Scotch Building and Development Co., 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 foregoing 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 this 14th day of November, 1988.

My Commission Expires: 11-19-90

[Signature]
Notary Public

1. Deed Tax \$101.50
2. Mtg. Tax
3. Recording Fee 250
4. Indexing Fee 100
TOTAL \$102.50

Cambridge Title