

This instrument was prepared by:

(Name) Daniel M. Spitler, Attorney(Address) 108 Chandalar Drive
Pelham, Alabama 35124

Send Tax Notice to:

(Name) Mr. William R. Kinnebrew, Jr.(Address) 322 Liberty Ridge Road
Chelsea, Alabama 35043**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 ONE HUNDRED THIRTY THOUSAND AND NO/100 (\$130,000.00) DOLLARS

to the undersigned grantor, **INDIANWOOD BUILDING COMPANY, 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**WILLIAM R. KINNEBREW, JR. and wife, LAURIE K. KINNEBREW**

(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 20, COUNTRYSIDE AT CHELSEA, Second Sector, according to the map recorded in Map Book 10, page 94, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

SUBJECT TO:

Title to minerals underlying caption lands with mining rights and privileges belonging thereto, as reserved in Deed Book 24, Page 31, in the Probate Office of Shelby County, Alabama.

35-foot building set back line from Liberty Ridge Road, as shown on recorded map of said subdivision.

Restrictions and Protective Covenants, as recorded in Real Record 120, Page 316, in the Probate Office of Shelby County, Alabama.

Easement to Alabama Power Company, as recorded in Real Record 123, page 10, in the Probate Office of Shelby County, Alabama.

Agreement with Alabama Power Company, as recorded in Real Record 129, Page 515, in the Probate Office of Shelby County, Alabama.

\$97,500.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

1. Deed Tax \$ 32.502. Mtg. Tax 2.503. Recording Fee 2.504. Indexing Fee 1.00TOTAL 36.00

INDIANWOOD BUILDERS, INC., grantee in that certain deed recorded in Real 123, page 788, is one and the same as Indianwood Building Co., Inc.

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 its President,
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 29th day of December 19 88..

ATTEST:

INDIANWOOD BUILDING COMPANY, INC.

By

President, Bill Kinnebrew, Jr.

Secretary

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

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STATE OF ALABAMA

COUNTY OF SHELBY

JUDGE OF PROBATE

I, the undersigned a Notary Public is and for said County in said
State, hereby certify that **Bill Kinnebrew, Jr.**
whose name as **President of Indianwood Building 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 is 29th day of

1/25/90

Commission Expires

December

19 88

Notary Public