

This instrument was prepared by

(Name)

LARRY L. HALCOMB

ATTORNEY AT LAW

(Address)

1212 OLD MONTGOMERY HIGHWAY

HOMEWOOD, ALABAMA 35206

Send Tax Notice To:

James E. Prasch

4361 Heritage View Road

Birmingham, Alabama 35242

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR  
LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred twenty nine thousand six hundred seventy & No/100 (129,670.00)

to the undersigned grantor, Harbar Construction 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

James E. Prasch & Vicki J. Prasch

(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 30, according to the Survey of Heritage Oaks as recorded in Map Book 11, page 23  
A and B in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1989.

Subject to restrictions, building lines, easements, and restrictions with Alabama Power  
Company of record.

Grantor does not warrant title to minerals and mining rights.

BOOK 231 PAGE 956

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

89 MAR 27 AM 9:13

Thomas G. Henderson, Jr.  
JUDGE OF PROBATE

1. Deed Tax \$ 26.00  
2. Mfg. Tax  
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 29.50

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 con-  
tingent 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 encum-  
brances,

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, B. J. Harris  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 24 day of March 1989

ATTEST:

Harbar Construction Company, Inc.

By *B. J. Harris* President

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, Larry L. Halcomb  
State, hereby certify that

whose name as

B. J. Harris  
President of

Harbar Construction 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 24th day of March

1989

*Larry L. Halcomb*  
Larry L. Halcomb

Notary Public