

This instrument was prepared by

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

284

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 SEVENTY ONE THOUSAND THREE HUNDRED & 00/100—
(\$71,300.00) DOLLARS to the undersigned grantor, Brantley 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 Alan R. Byrd and wife, Rachel
B. Byrd (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 26, according to the Survey of Braelinn Village, Phase I, as recorded in
Map Book 11, Page 100, in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama.

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

\$70,791.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 2805 St. Patrick Place, 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
GRANTEES, 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 President, Bill Brantley, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
28th day of March, 1989.

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

89 APR -6 AM 8:39

Thomas A. Saunders, Jr.
JUDGE OF PROBATE

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

I, COURTNEY H. MASON, JR., a Notary Public in and for said County, in said state,
hereby certify that Bill Brantley whose name as the President of Brantley Homes,
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 the 28th day of March, 1989

Notary Public

My Commission Expires March 10, 1991

Brantley Homes, Inc.
By: Bill Brantley
Bill Brantley, President

1. Deed Tax \$ 1.00
2. Mtg Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 4.50