

This form furnished by:

435  
**Cahaba Title, Inc.**

Eastern Office  
(205) 833-1571

Riverchase Office  
(205) 988-5600

This instrument was prepared by:  
(Name) Daniel M. Spitler, Attorney  
(Address) 108 Chandalar Drive  
Pelham, Alab-ma 35124

Send Tax Notice to:  
(Name) Mr. Leonard M. Daubler  
(Address) 5212 Valley Brook Circle  
Birmingham, Alabama 35244

**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 FORTY-SIX THOUSAND NINE HUNDRED AND NO/100 (\$146,900.00) DOLLARS

to the undersigned grantor, ROBERT S. GRANT CONSTRUCTION, 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

LEONARD M. DAUBLER and wife, GERALDINE W. DAUBLER

(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 18, according to the map and resurvey of Valleybrook, Phase II, as recorded in  
Map Book 12 page 12, in the Probate Office of Shelby County, Alabama.

**SUBJECT TO:**

Covenants as contained in Book 168 page 977 and Book 158 page 718 in the Probate  
Office of Shelby County, Alabama.

Right of way to Alabama Power Company as recorded in Book 158 page 714 in Probate  
Office of Shelby County, Alabama.

The subdivision shown hereon, including lots and streets, lie in an area where  
natural lime sinks may occur. Birmingham Title Co., Inc. and American Title  
Insurance Co., make no representations whatsoever that the subdivision lots and  
streets are sale or suitable for residential construction, or for any other purpose  
whatsoever.

\$90,000.00 of the purchase price recited above was paid from a mortgage loan closed  
simultaneously herewith.

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

89 APR -7 PM 1:26

*Thomas A. Shanks, Jr.*  
JUDGE OF PROBATE

1. Doc. Tax \$ 57.00  
2. Mtg. Tax         
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 60.50

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 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 it President,  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of March 19 89.

ATTEST:

Secretary

ROBERT S. GRANT CONSTRUCTION, INC.

By

*Robert S. Grant*  
President, Robert S. Grant

STATE OF ALABAMA

COUNTY OF SHELBY }

I, the undersigned a Notary Public is and for said County in said  
State, hereby certify that Robert S. Grant  
whose name as President of Robert S. Grant Construction, 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 31st day of March 19 89

1/25/90

Commission Expires

Notary Public