

Send Tax Notice To:

William R. Melichar
2832 Downing Circle
Birmingham, AL 35242

This instrument was prepared by HALCOMB

1396

(Name) 3512 OLD MONTGOMERY HIGHWAY
(Address) HOMEWOOD, ALABAMA 35209

CORPORATION FORM 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 Two hundred ten thousand five hundred & No/100 (210,500.00) Dollars

to the undersigned grantor, D. L. Acton Building Company, Inc. a corporation,
(herein referred to as 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

William R. Melichar & Deborah C. Melichar

(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 right of reversion, the following described real estate,
situated in Shelby County, Alabama, to wit:

Lot 6, according to the Survey of Meadowridge, a Residential Subdivision, as recorded
in Map Book 11, Page 40, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights, including release of damages, excepted.

Subject to taxes for 1989.

Subject to restrictions, limitations, building line, easement, rights of way and
terms, agreements and right of way to Alabama Power Company of record.

Subject to recorded subdivision map as recorded in Map Book 11, page 40 which
contains on the face of same a statement pertaining to natural lime sinks.

\$168,400.00 of the purchase price was paid from the proceeds of a mortgage loan
closed simultaneously herewith.

1. Deed Tax \$ 42.50
2. Mtg. Tax _____
3. Recording Fee 2.50
4. Indexing Fee 2.00
TOTAL 47.00

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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEEES, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Douglas L. Acton
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16th day of June 19 89

ATTEST:

D. L. Acton Building Company, Inc.

By

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

I CERTIFY THAT
THIS INSTRUMENT WAS FILED

Secretary

I, Larry L. Halcomb

JUDGE OF PROBATE

State, hereby certify that Douglas L. Acton
whose name as President of D. L. Acton 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 16th day of June 19 89

Larry L. Halcomb

Notary Public