

SEND TAX NOTICE TO:

This instrument was prepared by

(Name) M. Theresa Kirby, Attorney at Law
1025 Montgomery Hwy, Suite 111
(Address) Birmingham, AL 35216

ANDREW F. McCLARNEY
DEBORAH J. McCLARNEY
204 Meadow Green Drive
Montevallo, AL 35115

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FORTY-NINE THOUSAND NINE HUNDRED & NO/100 Dollars

to the undersigned grantor, CUSTOM HOMES AND DEVELOPMENT, 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

ANDREW F. McCLARNEY and wife, DEBORAH J. McCLARNEY

(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 10, Block 2, according to the Survey of Meadow Green Subdivision, as recorded
in Map Book 6, page 59, in the Probate Office of Shelby County, Alabama.

Subject to:

- (1) Current year's taxes;
- (2) Easements, covenants, conditions, restrictions and rights of way of record.

THE ENTIRE AMOUNT OF THE ABOVE-RECITED CONSIDERATION WAS PAID FROM THE PROCEEDS
OF A MORTGAGE LOAN CLOSED SIMULTANEOUSLY HERewith.

BOOK 270 PAGE 377

NO. TAX COLLECTED	
1. Deed Tax	\$
2. Mig. Tax	\$
3. Recording Fee	2.50
4. ...	3.00
5. ...	1.00
6. ...	1.00
Total	\$ 7.50

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,
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 12th day of December 1989

ATTEST:

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

By James D. Howard Pres.
JAMES D. HOWARD President

STATE OF ALABAMA
COUNTY OF JEFFERSON 89 DEC 15 AM 9:13

I, the undersigned JUDGE OF PROBATE
State, hereby certify that JAMES D. HOWARD
whose name as President of CUSTOM HOMES AND DEVELOPMENT, 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 12th day of December

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Mary Theresa Kirby
Notary Public