

This instrument was prepared by

(Name) Clayton T. Sweeney  
(Address) 2100 South Bridge Parkway  
Birmingham, AL 35209

Send Tax Notice To:  
Joseph M. Waites, Jr. and  
Jacqueline N. Waites  
3269 Kinross Drive  
Birmingham, AL 35242

165.00  
6.50  
171.50

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 Nineteen Thousand Nine Hundred and no/100 Dollars

to the undersigned grantor, Neal F. Spratlin Building Co., 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

Joseph M. Waites, Jr. and Jacqueline N. Waites

(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

Lot 42, according to the Survey of Brook Highland, 1st Sector, as  
recorded in Map Book 12, Page 62 A & B, in the Probate Office of  
Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1990 which are a lien but are not due and payable  
until October 1, 1990.

Existing easements, restrictions, set-back lines, limitations, if any,  
of record.

\$55,000.00 of the consideration was paid from the proceeds of a  
mortgage loan closed simultaneously herewith.

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1. Deed Tax	\$ 76.50
2. [unclear]	8.50
3. [unclear]	3.00
4. [unclear]	
5. [unclear]	1.00
6. [unclear]	
Total	\$ 171.50

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, Neal F. Spratlin  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27th day of December 1989  
Neal F. Spratlin Building Co., Inc.

ATTEST:

STATE OF Alabama  
COUNTY OF Jefferson

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

90 JAN -5 AM 8:23

I, the undersigned  
State, hereby certify that Neal F. Spratlin, President of Neal F. Spratlin Building Co., Inc.  
whose name as JUDGE of PROBATE  
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 27th day of December 1989

Gerry [unclear] [unclear]  
Notary Public  
My Commission Expires: 4.24.93