

This instrument was prepared by

COURTNEY H. MASON, JR.  
100 Concourse Pkwy., Suite 350  
Birmingham, Alabama 35244

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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 FOUR THOUSAND FIVE HUNDRED TWENTY & NO/100— (\$144,520.00) DOLLARS to the undersigned grantor, Brookshire Homes, Inc. a corporation, (herein referred to as the GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Malcolm G. Stoppelbein, Jr. and wife, Judy D. Stoppelbein (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:

Lot 13, according to the Survey of Altadena Wood, 3rd Sector, as recorded in Map Book 11, Page 7 in the Office of the Judge of Probate of Shelby County, Alabama. LESS AND EXCEPT the following described parcel of property: Begin at the Southeast most corner of said Lot 13 and run thence in a Northwesterly direction along the Northeast line of said Lot 13 for a distance of 250.45 feet to a point; thence turn an angle to the left of 163 deg. 32 min. 47 sec. and run in a Southeasterly direction for a distance of 234.37 feet to a point on the South line of said Lot 13; thence turn an angle to the left of 85 deg. 18 min. 41 sec. and run in a Northeasterly direction along said South line for a distance of 71.17 feet to the point of beginning; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

\$110,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 3136 Harwick Drive, Birmingham, Alabama 35242-4435

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 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Vice President, Mack Ferguson, who is authorized to execute this conveyance, hereto set its signature and seal, this the 3rd day of January, 1990.

INSTRUMENT WAS FILED

Deed TAX 34.50  
Rec 2.50  
Jud 3.00  
Cut 1.00

90 JAN -5 PM 12:23

Brookshire Homes, Inc.

By: Mack Ferguson, Vice President

STATE OF ALABAMA 47.00  
COUNTY OF SHELBY

JUDGE OF PROBATE

I, COURTNEY H. MASON, JR., a Notary Public in and for said County, in said state, hereby certify that Mack Ferguson whose name as the Vice President, of Brookshire 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, 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 3rd day of January, 1990.

Notary Public

My Commission expires:

3/10/91