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This instrument was prepared by:
(Name) JAMES R. MONCUS, JR., ATTORNEY
(Address) 1318 ALFORD AVENUE, SUITE 102
BIRMINGHAM, ALABAMA 35226

Send Tax Notice to:
(Name) PAUL C. WELCOMER
(Address) 352 HILLDALE DRIVE
BIRMINGHAM, ALABAMA 35244

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

STATE OF ALABAMA

JEFFERSON

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED TWENTY NINE THOUSAND AND NO/100 (\$129,000.00) DOLLARS

to the undersigned grantor, BRYANT HOMES, 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

PAUL C. WELCOMER AND KATHERINE P. WELCOMER

(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:

BOOK 279 PAGE 643
BOOK 268 PAGE 916
LOT 47 OF BROOKHAVEN SECTOR III, LESS AND EXCEPT THAT PART DEEDED TO LOT 45 MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE MOST SOUTHERLY CORNER OF SAID LOT 47; THENCE RUN NORTHWESTERLY ALONG THE SOUTHWESTERLY LINE OF LOT 47 A DISTANCE OF 92.00 FEET TO THE POINT OF BEGINNING SAID POINT ALSO BEING THE MOST SOUTHERLY CORNER OF LOT 45 OF SAID AMENDED PLAT BROOKHAVEN SECTOR 3 THENCE TURN 122 DEGREES 35' 48" RIGHT AND RUN NORTHEASTERLY A DISTANCE OF 201.60 FEET; THENCE TURN 46 DEGREES 09' 16" LEFT AND RUN NORTHERLY A DISTANCE OF 76.17 FEET TO THE NORTHWESTERLY LINE OF SAID LOT 47; THENCE TURN 146 DEGREES 00' 58" LEFT AND RUN SOUTHWESTERLY ALONG THE NORTHWESTERLY LINE OF SAID LOT 47 A DISTANCE OF 260.22 FEET TO THE POINT OF BEGINNING.

SUBJECT TO ALL EASEMENTS, RESTRICTIONS AND RIGHTS-OF-WAY OF RECORD.

BOOK \$110,000.00 OF THE ABOVE RECITED PURCHASE PRICE WAS PAID FROM A MORTGAGE LOAN CLOSED SIMULTANEOUSLY HERewith.

KPU THIS WARRANTY DEED IS BEING RE-RECORDED TO CORRECT THE LEGAL DESCRIPTION WHICH IS CORRECTLY SHOWN ON EXHIBIT "A" ATTACHED HERETO.

1. Deed Tax -----	\$ 19.00
2. Notary Tax -----	
3. Recordation Fee -----	2.50
4. Impostment Fee -----	3.00
5. Notary Fee -----	
6. Certified Copy Fee -----	1.00
Total -----	\$ 25.50

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 30 day of NOVEMBER 19 89

ATTEST:

BRYANT HOMES, INC.

Secretary

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

By

President

89 DEC -5 PM 1:39

STATE OF ALABAMA

COUNTY OF JEFFERSON

Judge of Probate

I, THE UNDERSIGNED
State, hereby certify that JAMES J. BRYANT
whose name as President of BRYANT 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

a Notary Public is and for said County in said

Given under my hand and official seal, this is 30TH day of NOVEMBER

19 89

02-23-92

My Commission Expires

Notary Public

EXHIBIT "A"

Lot 47 according to the survey of the amended map of Brookhaven Sector III, as recorded in Map Book 11, Page 118 in the Probate Office of Shelby County, Alabama. Less and except that part deeded to Lot 45 more particularly described as follows: Commence at the most Southerly corner of said Lot 47; thence run Northwesterly along the Southwesterly line of Lot 47 a distance of 92.00 feet to the point of beginning said point also being the most Southerly corner of Lot 45 of said amended Plat Brookhaven Sector 3 thence turn 122 degrees 35' 48" right and run Northeasterly a distance of 201.60 feet; thence turn 46 degrees 09' 16" left and run Northerly a distance of 76.17 feet to the Northwesterly line of said Lot 47; thence turn 146 degrees 00' 58" left and run Southwesterly along the Northwesterly line of said Lot 47 a distance of 260.22 feet to the point of beginning.

BOOK 279 PAGE 644

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

90 FEB 21 AM 9:13

J. Thomas A. Swain, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$	
2. Mtg. Tax	\$	
3. Recording Fee	\$	5.00
4. Indexing Fee	\$	3.00
5. No Tax Fee	\$	1.00
6. Certified Fee	\$	1.00
Total	\$	10.00