

Send Tax Notice To:
Steve Pollard
2340A South River Drive
Shelby, AL. 35143

This instrument was prepared by

(Name) James A. Holliman, Attorney
3821 Lorna Road, Suite 110
(Address) Birmingham, AL. 35244

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 ONE HUNDRED SIXTY-EIGHT THOUSAND AND NO/100 (\$168,000.00)
DOLLARS

to the undersigned grantor, RUSTIC 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

STEVE POLLARD and wife, PAM POLLARD

(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 the County of Shelby, State of Alabama, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF AS IF SET FORTH
IN FULL HEREIN FOR THE COMPLETE LEGAL DESCRIPTION OF THE PROPERTY BEING
CONVEYED BY THIS INSTRUMENT.

SUBJECT TO: (1) Taxes for the year 1990 and subsequent years.
2) Easements, restrictions, reservations, rights-of-way, limitations,
covenants and conditions of record, if any.
\$16,850.00 of the purchase price of the property described herein has
been paid by the proceeds of a first mortgage loan executed and recorded
simultaneously herewith.

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, Glynn Durrett, Jr.
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27th day of February 1990.

ATTEST:

RUSTIC HOMES, INC.

By Glynn Durrett, Jr.
Glynn Durrett, Jr.

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned authority a Notary Public in and for said County in said
State, hereby certify that Glynn Durrett, Jr.
whose name as President of RUSTIC 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,

Given under my hand and official seal, this the 27th day of February, 1990.

My Commission Expires: 3-10-93

EXHIBIT "A"

Lot 65, LACOOSA ESTATES, as recorded on Map Book 5, page 35, in the Office of the Judge of Probate of Shelby County, Alabama, AND ALSO Parcel "A" described as follows: A triangular piece of property immediately West of and adjacent to Lot 65, LACOOSA ESTATES, more particularly described as follows: Begin at the Southwesterly corner of Lot 65, LACOOSA ESTATES as recorded in Map Book 5, page 35 in the Office of the Judge of Probate of Shelby County, Alabama and run thence Northeasterly along the Westerly line of said Lot 65 a distance of 112.46 feet to a Point; thence turn a deflection angle to the left of 169 degrees 23 minutes 13 seconds and run Southwesterly a distance of 115.46 feet to a Point on the Northerly margin of River Drive in a curve to the right having a central angle of 5 degrees 30 minutes 00 seconds and a radius of 221.87 feet; thence run Easterly along the arc of said curve an arc distance of 21.30 feet to the Point of Beginning. LESS AND EXCEPT Parcel "B" described as follows: A part of Lot 65, LACOOSA ESTATES as recorded in Map Book 5, page 35 in the Office of the Judge of Probate of Shelby County, Alabama more particularly described as follows: Begin at the Northwest corner of said Lot 65, LACOOSA ESTATES and run thence Southwesterly along the Westerly line of said Lot 65 a distance of 101.54 feet to a Point; thence turn a deflection angle to the left of 169 degrees 23 minutes 13 seconds and run Northeasterly a distance of 22.12 feet to a Point; thence turn a deflection angle to the right of 3 degrees 41 minutes 28 seconds and continue Northeasterly a distance of 78.96 feet to a Point on the North line (back line) of same said Lot 65; thence turn a deflection angle to the left of 96 degrees 23 minutes 15 seconds and run Northwesterly along said North line of said Lot a distance of 23.81 feet to the Point of Beginning.

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

90 MAR -1 AM 10: 01

James H. Lammie, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ 51.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 3.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 60.50