

505

SEND TAX NOTICE TO:
BRADLEY N. GLASSIE and CHRISTE A. GLASSIE
102 Carriage Drive
Maylene, Alabama 35114

This instrument was prepared by

(Name) DAVID F. OVSON, Attorney at Law

(Address) 728 Shades Creek Parkway, Suite 120, Birmingham, Alabama 35209

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 Seventy-Two Thousand Nine Hundred and No/100 (\$72,900.00) --DOLLARS

to the undersigned grantor, BUILDER'S GROUP, 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

BRADLEY N. GLASSIE and CHRISTE A. GLASSIE

(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 2, according to the Map and Survey of Carriage Hill, Phase I, a residential
subdivision, as recorded in Map Book 13, page 31, in the Probate Office of Shelby
County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the year 1990, which are a lien, but not yet due and payable until October 1, 1990.
2. Building setback line of 35 feet reserved from Carriage Hill Lane as shown by plat.
3. Public utility easements as shown by recorded plat, including a 7.5 foot easement on the South side and a 20 foot easement on the rear of lot.
4. Restrictions, covenants and conditions as set out in instrument recorded in Real 222, page 447 and Real 248, page 148, in the Probate Office of Shelby County, Alabama.
5. Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 105, page 253; Deed Book 105, page 252; Real 142, page 85; and Deed Book 119, page 456, in said Probate Office.
6. Easement to South Central Bell as shown by instrument recorded in Real 255, page 757, in said Probate Office.

\$74,130.00 of the purchase price recited above was derived from the proceeds of a mortgage loan closed simultaneously herewith.

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

90 APR -6 AM 9:23

1. Deed Tax	\$	2.50
2. Mtg. Tax	\$	3.00
3. Recording Fee	\$	1.00
4. Indexing Fee	\$	1.00
5. Tax Fee	\$	1.00
6. Certified Fee	\$	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 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 its President, Thomas A. Davis
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of March 1990

ATTEST:

BUILDER'S GROUP, INC.

By

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned
State, hereby certify that Thomas A. Davis
whose name as President of BUILDER'S GROUP, 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 31st day of

March

19 90

Notary Public