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This instrument was prepared by

✓ Mitchell A. Spears

ATTORNEY AT LAW

143 Main, P.O. Box 91

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to:

(Name) Gregory L. Scott

(Address) 10 Wade Drive

Montevallo, AL 35115

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty-Seven Thousand, Four Hundred and 00/100, (\$47,400.00) --DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Tully R. Burch, III, an unmarried man (herein referred to as grantors) do grant, bargain, sell and convey unto

Gregory L. Scott and wife, Billie S. Scott

(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, the following described real estate situated in Shelby County, Alabama to-wit:

Lots 10 and 11 in Block 1, according to the Map of Wilmont Gardens Subdivision as recorded in Map Book 4, Page 6, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

SUBJECT TO:

Building setback line of 30 feet reserved from Wade Drive; public utility easements as shown by recorded plat; restrictions as set out in Map Book 4, Page 6 and Deed Book 204, Page 190; transmission line permit to Alabama Power Company in Deed Book 101, Page 170; right of way to Shelby County in Deed Book 74, Page 80, all being recorded in the Probate Office of Shelby County, Alabama.

*Subject to Mortgage and Assumption  
in favor of Farmers Home Administration  
for \$47,400.*

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

90 MAY -8 AM 8:33

1. Deed Tax	\$ 2.50
2. Mtg. Tax	\$ 0.00
3. Recording Fee	\$ 2.50
4. Indexing Fee	\$ 3.00
5. No 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 for such survivor forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set MY hand(s) and seal(s), this 4th day of May, 19 90.

WITNESS

(Seal)

Tully R. Burch, III

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Tully R. Burch, III whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of May A.D., 19 90

8/93

*[Signature]*