

527

SEND TAX NOTICE TO:  
Lewis A. Jeffers  
1425 Oakridge Drive  
Birmingham, AL 35242

This instrument was prepared by

(Name) Lamar Ham

(Address) 3512 Old Montgomery Highway  
Birmingham, AL 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 One Hundred Twenty Two Thousand Nine Hundred and 00/100-----Dollars

to the undersigned grantor, Pate Construction Company, Inc. a corporation,  
(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the  
said GRANTOR does by these presents, grant, bargain, sell and convey unto

Lewis A. Jeffers and Teresa B. Jeffers

(herein referred to as GRANTEEES) 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 7, according to the Survey of Oakridge, 2nd Sector, as recorded in Map  
Book 10, page 50 in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, restrictions, mineral and mining rights  
and rights of way of record.

\$82,900.00 of the purchase price was paid from the proceeds of a mortgage  
loan closed simultaneously herewith.

BOOK 294 PAGE 945

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
90 JUN -7 PM 2: 23

Judge of Probate

1. Deed Tax	\$ 4000
2. Mfg. Tax	\$ 350
3. Int. Tax	\$ 300
4. Int. Tax	\$ 100
5. Int. Tax	\$ 100
6. County Fee	\$ 46.50
Total	\$ 4650

TO HAVE AND TO HOLD, To the said GRANTEEES 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  
GRANTEEES, 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Milton Pate  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of May 1990

ATTEST:

Pate Construction Company, Inc.

By Milton Pate, President

STATE OF Alabama  
COUNTY OF Jefferson

I, the undersigned a Notary Public in and for said County in said  
State, hereby certify that Milton Pate  
whose name as President of Pate Construction Company, 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 30th day of May

19 90

Notary Public