

This instrument was prepared by

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(Name) Anthony D. Snable, Attorney
2700 Highway 280 South, Suite 101
(Address) Birmingham, Al. 35223

SEND TAX NOTICES TO: Jeffry G. Pirofsky
3009 Longleaf Lane
Helena, Al. 35080

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 Ninety Four Thousand Five Hundred and no/100-----Dollars

to the undersigned grantor, H. Walker & Associates, 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 Jeffry G. Pirofsky and Gisele L. Pirofsky

(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 18, according to the Survey of Royal Pines, as recorded in Map Book 11, page 51 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to:

1. Advalorem taxes for the current tax year, 1990.
2. Easements, restrictions and reservations of record.

\$ 73,542.00 of the purchase price recited above was paid by a mortgage loan closed simultaneously herewith.

BOOK 299 PAGE 318

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

90 JUL -6 AM 11:08

1. Deed Tax	21.00
2. Int. Tax	3.50
3. L. Tax	1.00
4. L. Tax	1.00
5. L. Tax	1.00
6. L. Tax	1.00
Total	27.50

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 contingent 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 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Vice President, Dale Walker who is authorized to execute this conveyance, has hereto set its signature and seal, this the 2 day of July 1990

ATTEST:

H. Walker & Associates, Inc.

By

Its: Vice

President

STATE OF ALABAMA
COUNTY OF JEFFERSON

a Notary Public in and for said County in said

I, the undersigned State, hereby certify that Dale Walker whose name as Vice President of H. Walker & Associates, 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, 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 2

day of

July

1990

Anthony D. Snable

My Commission Expires 10-21-91

Notary Public