

This instrument was prepared by

(Name) Jones & Waldrop Send tax notice to: Steve Barnes
1009 Montgomery Highway 209 Chestnut Circle
(Address) Birmingham, Al. 35216 Alabaster, Al. 35007
#239/90 CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
Stewart Title of Birmingham, Inc.

STATE OF ALABAMA

COUNTY OF Shelby

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One hundred fifty-three thousand and no/100 (\$153,000.00) Dollars

to the undersigned grantor, Bill's Contracting Service, 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

W. Steve Barnes and Patricia J. Barnes (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:

See attached Exhibit A incorporated herein for legal description.

Mineral and mining rights excepted.

Subject to: All easements, restrictions and rights of way of record.

\$122,000.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

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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 President, William D. Murray who is authorized to execute this conveyance, has hereto set its signature and seal, this the 12 day of September 19 90

ATTEST:

BILL'S CONTRACTING SERVICE, INC.

By *William D. Murray* President
WILLIAM D. MURRAY

STATE OF Alabama
COUNTY OF Jefferson }

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that William D. Murray
whose name as President of Bill's Contracting Service, 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

12 day of

September 19 90

Alexander Clegg
Notary Public

Exhibit A

Commence at the Northwest corner of the Northwest 1/4 of the Northeast 1/4 of Section 24, Township 21 South, Range 3 West; thence run Easterly along the North line of said 1/4-1/4 section, 265.00 feet to the point of beginning; thence left 67 degrees, 05 minutes, 20 seconds and run 93.49 feet to a point on the Southerly right of way of Chestnut Circle, said point being on a curve to the left having a radius of 240.00 feet and a central angle of 39 degrees, 08 minutes, 42 seconds; thence Southeasterly along the arc of said curve, 163.97 feet to a point of reverse curve having a radius of 220.00 feet and a central angle of 3 degrees, 05 minutes, 27 seconds; thence Southeasterly along the arc of said curve, 115.54 feet; thence right 104 degrees, 59 minutes measured from the chord of said curve and run 908.87 feet; thence right 142 degrees, 25 minutes, 39 seconds and run 587.86 feet; thence right 93 degrees, 06 minutes, 06 seconds and run 265.27 feet; thence left 93 degrees, 11 minutes, 17 seconds and run 180.00 feet to the point of beginning. Situated in Shelby County, Alabama.

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

90 SEP 17 AM 9:42

John C. Morrison, Jr.
JUDGE OF PROBATE

1.		\$ 31.00
2.		\$ 5.00
3.		\$ 5.00
4.		\$ 5.00
5.		\$ 1.00
6. Certified Fee		\$ 1.00
Total		\$ 50.00