

This instrument was prepared by:
Jones & Waldrop
1009 Montgomery Highway
Birmingham, Al. 35216

Send tax notice to: ✓ Lester V. Sartain
P.O. Box 328
Calhoun, Ala. 35579
766

STATUTORY WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, this deed made this the 12 day of October, 1990 by and between THE HOMESTEAD, a Joint Venture (hereinafter referred to as Grantor) and LESTER V. SARTAIN AND BETTY J. SARTAIN (hereinafter referred to as Grantees);

WITNESSETH THAT:

The Grantor does hereby for and in consideration of Eleven thousand and no/100 (\$11,000.00) Dollars in hand paid by the Grantee the receipt of which is hereby acknowledged, does by these presents, grant, bargain, sell and convey unto the Grantee herein 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 19, Sector B, according to the Survey of "The Homestead" as recorded in Map Book 8, page 167, in the Probate Office of Shelby County, Alabama.

Mineral, mining, oil and gas rights and all rights incidental thereto are excepted.
Subject to: All easements, restrictions and rights of way of record.

To have and to hold, the same unto the 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 the Grantor does hereby covenant with Grantee, except as above noted that, at the time of the delivery of this deed, the premises were free from all encumbrances made by them and that they shall warrant and defend the same against the lawful claims and demands of all persons claiming by, through and under them as Grantors herein but not otherwise.

IN WITNESS WHEREOF, the Grantor by its Partner Robert L. Robinson who is authorized to execute this conveyance, has hereunto set his signature and seal this the 12 day of October, 1990.

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

90 OCT 12 AM 10:45

THE HOMESTEAD, a Joint Venture

By:

ROBERT L. ROBINSON, Partner

State of Alabama
Jefferson County
JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said county in said State hereby certify that Robert L. Robinson whose name as partner for The Homestead, a Joint Venture 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 Partner of The Homestead, a Joint Venture, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 12 day of October, 1990.

NOTARY PUBLIC

1. Fee	11.00
2. State	2.50
3. Local	2.00
4. Notary	1.00
5. Other	
6. Total	17.50