

This instrument was prepared by

SEND TAX NOTICE TO:  
Richard Michael Parks  
6069 Vale Mead Circle  
Helena, AL 35080

(Name) STONE, PATTON, KIERCE & FREEMAN  
113 North 18th Street  
(Address) Bessemer, Alabama 35020

Form 1-1-7 Rev. 8-70

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of ONE HUNDRED TWENTY THREE THOUSAND FIVE HUNDRED AND NO/100 DOLLARS (\$123,500.00),

to the undersigned grantor, GREGG SCOTT CONSTRUCTION COMPANY, INC. a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

RICHARD MICHAEL PARKS and CAROL S. PARKS

(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, together with every contingent remainder and right of reversion, the following described real estate, situated in SHELBY COUNTY, ALABAMA:

Lot 69, according to survey of Woodvale, as recorded in Map Book 12, Pages 21 and 22, in the Probate Office of Shelby County, Alabama.

SUBJECT to 1991 Ad Valorem Taxes which constitute a lien but are not due and payable until October 1, 1991; Building line and Easements as shown on recorded map; Right of Way for Colonial Pipeline of record in Volume 223, Page 431 and Volume 268, page 211, Probate Office Shelby County; Restrictions as recorded in Real 189, page 620 and Real 246, Page 931, Shelby County; Agreement with Alabama Power Company of record in Real 189, page 630 Shelby County; and Mineral and mining rights and rights incident thereto recorded in Volume 86, page 182, Shelby County, Alabama.

BOOK 316 PAGE 830

1	Deed Tax	25.00
2	Recorder's Fee	2.50
3	Notary Fee	5.00
4	County Fee	1.00
5	State Fee	1.00
6	Other Fees	0.00
7	Total	35.50

\$98,800.00 of the above recited consideration was furnished to grantees through a loan from First Federal Savings and Loan Association of Bessemer secured by mortgage of said real estate executed simultaneously with the delivery of this deed.

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 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 GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, J. Gregg Scott, Jr. who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of October 1990 GREGG SCOTT CONSTRUCTION COMPANY, INC.

ATTEST:

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

By J. Gregg Scott, Jr. President

STATE OF ALABAMA  
COUNTY OF SHELBY

90 NOV -5 AM 8:02

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that J. Gregg Scott, Jr. whose name as President of Gregg Scott 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 31st day of October 1990

Connie D. Hendrix  
Notary Public

My Commission expires: 1-8-92

First Fed. S.L.