

1071  
This instrument was prepared by

MASON & FITZPATRICK, P.C.  
100 Concourse Pkwy., Suite 350  
Birmingham, Alabama 35244

C O R R E C T E D

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

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED TWENTY FOUR THOUSAND FIVE HUNDRED & NO/100— (\$124,500.00) DOLLARS to the undersigned grantor, Denman Construction Company, Inc. a corporation, (herein referred to as the 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 Phillip D. Holbert and wife, Sheri D. Holbert (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 and right of reversion, the following described real estate, situated in Shelby County, Alabama:

Property situated in the Southwest 1/4 of Section 28, Township 20 South, Range 2 East Shelby County Alabama, and described as follows: The East 60 feet to the Northwest 1/4 of the Southwest 1/4, extending North along the East line of said 1/4 - 1/4 Section, from the Southeast corner thereof, a distance of 216.16 feet to the South boundary of a gravel public road ALSO a part of the Southwest 1/4 of the Southwest 1/4, described as follows: Begin at the Northeast corner of said 1/4 - 1/4 Section, thence in a Southerly direction along the East line thereof, a distance of 875.0 feet thence right 89 degrees 40 minutes 25 seconds in a Westerly direction, a distance of 482.43 feet; thence right 90 degrees, 19 minutes 35 seconds in a Northerly direction, a distance of 875.0 feet to North line of said 1/4 - 1/4 Section; thence right 89 degrees 40 minutes 25 seconds in an Easterly direction along said North line for a distance of 482.43 feet to the Point of Beginning.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$95,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 220 Mallary Road Wilsonville , Alabama 35186

THIS DEED IS BEING RE-RECORDED TO CORRECT THE LEGAL DESCRIPTION

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 it 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, Rodney B. Denman, who is authorized to execute this conveyance, hereto set its signature and seal, this the 13th day of December, 1990.

Denman Construction Company, Inc.

By: 

Rodney B. Denman, Vice President

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STATE OF ALABAMA  
COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that Rodney B. Denman whose name as the Vice President of Denman 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 ~~13th~~ day of December, 1990

  
Notary Public

COURTNEY D. MASON, JR.  
MY COMMISSION EXPIRES  
8/10/91

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
*Re Recorded*  
91 JAN 17 PM 1:06

*William A. Shouder, Jr.*  
JUDGE OF PROBATE

1. Deed Tax	—	NO TAX Pd.
2. Mtg. Tax	—	5.00
3. Recording Fee	—	2.00
4. Indexing Fee	—	1.00
5. No Tax Fee	—	1.00
6. Certified Fee	—	1.00
Total	—	10.00

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

90 DEC 17 AM 9:02

*William A. Shouder, Jr.*  
JUDGE OF PROBATE

1. Deed Tax	—	29.50
2. Mtg. Tax	—	3.00
3. Recording Fee	—	3.00
4. Indexing Fee	—	1.00
5. No Tax Fee	—	1.00
6. Certified Fee	—	1.00
Total	—	38.50

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