

871

This instrument was prepared by

(Name) Jones & Waldrop

(Address) 1009 Montgomery Highway

Birmingham, AL 35218

#061/91

Send tax notice to: Gary C. Martin

905 10th St. SW

Alabaster, AL 35007

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 Ninety-nine thousand five hundred and no/100 (\$99,500.00) Dollars

\*Wesley Clayton Wyatt, an unmarried man & to the undersigned grantor, \* Wyatt Construction Company, Inc. (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

Gary C. Martin and Kathy Martin

(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 25, according to the Map and Survey of Thompson Plantation, as recorded in Map Book 11, Page 53, in the Probate Office of Shelby County, Alabama.

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

\$79,500 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 Vice-President, Randal L. Wyatt who is authorized to execute this conveyance, has hereto set its signature and seal, this the 8 day of April 19 91

ATTEST:

STATE OF Alabama  
COUNTY OF Jefferson

I, the undersigned, State, hereby certify that Randal L. Wyatt, Vice-President of Wyatt Construction Company, Inc. whose name as 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 8 day of April 1991

WYATT CONSTRUCTION COMPANY, INC.  
By Randal L. Wyatt, Vice-President  
Wesley Clayton Wyatt, individually  
a Notary Public in and for said County in said

Notary Public

State of Alabama  
County of Jefferson

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Wesley Clayton Wyatt, an unmarried man, whose name 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 8 day of April, 1997.

*Jason Cyle*  
NOTARY PUBLIC

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

91 APR 11 AM 11:51

*James C. Lawrence, Jr.*  
JUDGE OF PROBATE

1. Dead Tax	20.00
2. Adm. Tax	0.00
3. Recording Fee	2.00
4. Indexing Fee	2.00
5. Notary Fee	1.00
6. Certified Fee	0.00
Total	25.00

WARRANTY DEED

(Corporate form, jointly for life with  
remainder to survivor)

STATE OF ALABAMA  
COUNTY OF

TO

Recording Fee \$  
Deed Tax \$

This Form Furnished by

STEWART TITLE OF BIRMINGHAM, INC.  
SUITE 950, FARLEY BUILDING  
1828 NORTH 3RD AVENUE  
BIRMINGHAM, ALABAMA 35203  
(205) 324-6563

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Return to:

*James C. Lawrence, Jr.*  
*1828 North 3rd Avenue*