

This instrument was prepared by

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100 Concourse Pkwy., Suite 350
Birmingham, Alabama 35244

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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 TWO HUNDRED TWENTY NINE THOUSAND & NO/100—
(\$229,000.00) DOLLARS to the undersigned grantor, Van Lowrey Construction Co., 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 Gene Michael Wallace and
wife, Melanie Drake Wallace (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:

Lot 20A, according to a Resurvey, as recorded in Map Book 13, Page 49 of Lots
19 and 20, Willowbrook, in the Probate Office of Shelby County, Alabama.
Mineral and mining rights excepted.

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

\$183,200.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 2531 Willowbrook Circle, Birmingham, Alabama 35242

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
GRANTEES, 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 Secretary, Mary Lowrey, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
18th day of April, 1991.

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

91 APR 23 AM 10:39

JUDGE OF PROBATE

Van Lowrey Construction Co., Inc.

By: Mary Lowrey
Mary Lowrey, Secretary

1	Deed Tax	46.00
2	Notary Tax	3.00
3	Recording Fee	3.00
4	Transfer Tax	3.00
5	State Tax	1.00
6	County Tax	1.00
Total		58.50

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby
certify that Mary Lowrey whose name as the Secretary of Van Lowrey Construction
Co., 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 18th day of April, 1991

Richard D. Mink
Notary Public

RICHARD D. MINK
MY COMMISSION EXPIRES
10/23/93