

This form furnished by:

Cahaba Title, Inc.

Eastern Office

(205)833-1571

FAX 833-1577

Riverchase Office

((205)988-5600

FAX 988-5605

This instrument was prepared by:

(Name) MASON & FITZPATRICK, P.C.

(Address) 100 CONCOURSE PARKWAY, SUITE 350
BIRMINGHAM, ALABAMA 35244

Send Tax Notice to:

(Name) Mr. Douglas N. Ladd

(Address) 2033 Shagbark Road
Birmingham, Alabama 35244

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 and forty-one thousand and 00/100 (\$141,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Brian Malcolm Stripling and wife, Donna D. Stripling
(herein referred to as grantors) do grant, bargain, sell and convey unto

Douglas N. Ladd and wife, Susan S. Ladd

(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, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 824, according to the Survey of Riverchase Country Club, Fifteenth Addition, as recorded in Map Book 8 page 168 in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

\$112,800.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

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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 for such survivor forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 18th day of April, 19 91.

WITNESS

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Donna D. Stripling, a married woman 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18th day of April A.D., 19 91

2-25-95

Gudy A. Knight

Brian Malcolm Stripling (Seal)
Donna D. Stripling (Seal)

State of Alabama)
County of Shelby)

I, the undersigned, hereby certify that Brian Malcolm Stripling, a married 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 executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND THIS 26th DAY OF APRIL, 1991.

Judith A. Knight
Notary Public

My Commission Expires: 2-25-95

1	Deed Tax	28.50
2		
3		
4		5.00
5		3.00
6		1.00
Total		37.50

NOTARY PUBLIC
I CERTIFY THAT
INSTRUMENT WAS FILED

91 MAY -3 AM 11:48

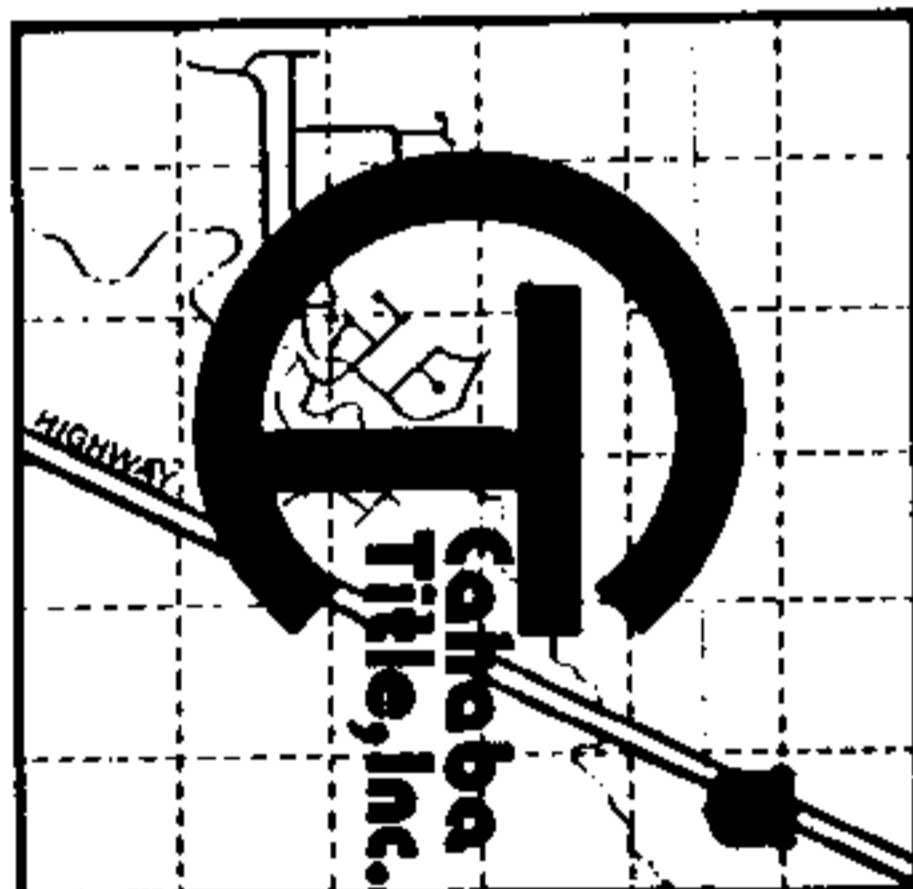
JUDGE OF PROBATE

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Return to:

TO

WARRANTY DEED
JOINTLY FOR LIFE WITH REMAINDER
TO SURVIVOR



Recording Fee \$

Deed Tax \$

This form furnished by

Cahaba Title, Inc.

RIVERCHASE OFFICE

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EASTERN OFFICE

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