

1765

SEND TAX NOTICE TO:

(Name) Scott Edward Tucker
56 Southern Hills Court
(Address) Calera, Alabama 35040

This instrument was prepared by

(Name) Mike T. Atchison, Attorney
Post Office Box 822
(Address) Columbiana, Alabama 35051

Form 1-1-7 Rev. 5/82
CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }
COUNTY OF SHELBY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Eighty Thousand and no/100 (\$80,000.00)-----DOLLARS

to the undersigned grantor, Vaughan Homes, 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
Scott Edward Tucker and Leigh Anne Tucker
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

Lot 63, according to the map of Southern Hills, as recorded in Map Book 7,
Page 72, in Probate Office of Shelby County, Alabama; being situated in
Shelby County, Alabama.

\$70,000.00 of the above recited purchase price was paid from a mortgage recorded
simultaneously herewith.

BOOK 344 PAGE 500

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
91 MAY 24 PM 2:29

Thomas C. Spivey, Jr.
JUDGE OF PROBATE

1	Doc. Tax	10.00
2		2.50
3		3.00
4		1.00
5		1.00
6		1.00
Total		16.50

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. 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, Ben L. Vaughan
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22nd day of May 19 91.

ATTEST:

Secretary

VAUGHAN HOMES, INC.

By *Ben L. Vaughan* President
Ben L. Vaughan

STATE OF ALABAMA }
COUNTY OF SHELBY }

I, the undersigned authority
State, hereby certify that Ben L. Vaughan
whose name as President of Vaughan Homes, 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

22nd

day of May

19 91.

By Public