

This instrument was prepared by

(Name) Larry L. Halcomb  
(Address) 3512 Old Montgomery Highway  
Homewood, Alabama 35209

Send Tax Notice To:  
Michael Arthur Ferguson  
4353 Heritage View Road  
Birmingham, Alabama 35242

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA  
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred thirty thousand and No/100 (130,000.00)

to the undersigned grantor, Harbar Construction Company, 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

Michael Arthur Ferguson and Leslie Joan Ferguson

(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, together with every contingent remainder and right of reversion, the following described real estate,  
situated in Shelby County, Alabama, to wit:

Lot 32 according to the survey of Heritage Oaks as recorded in Map Book 11, page 23  
A & B in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1991.

Subject to 30' building line as shown by recorded map.

Subject to 7.5' easement rear as shown by recorded map.

Subject to right of way to Alabama Power Company as recorded in Real 133, page 586,  
in the Probate Office of Shelby County, Alabama.

Subject to restrictions regarding Alabama Power Company as recorded in Real 140, page  
744 in the said Probate Office.

Subject to restrictions appearing of record in 152, page 657, in the Probate Office  
of Shelby County, Alabama.

The grantor(s) do not warrant title to minerals and mining rights.

BOOK 352 PAGE 08

1. Deed Tax	26.00
2. Mfg. Tax	2.50
3. Recording Fee	3.00
4. Transfer Tax	1.00
5. Notary Fee	1.00
6. Certified Fee	1.00
<b>Total</b>	<b>32.50</b>

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 of such survivor forever, together with every con-  
tingent remainder and right of reversion. 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 encum-  
brances,

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 Vice President, Denney Barrow  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1st day of July 19 91

ATTEST:

Harbar Construction Company, Inc.

By *Denney Barrow* Vice President

STATE OF ALABAMA  
I CERTIFY THIS  
INSTRUMENT WAS FILED

STATE OF ALABAMA  
COUNTY OF JEFFERSON

91 JUL -8 AM 10:46

I, Larry L. Halcomb, a Notary Public in and for said County in said  
State, hereby certify that Denney Barrow  
whose name as Vice President of Harbar 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,