

SEND TAX NOTICE TO:

G. Russell Hunt

(Name) Denise D. Hunt

(Address) 4200 Ashington Drive
Birmingham, AL 35242

This instrument was prepared by

(Name) Clayton T. Sweeney, Attorney
2100 SouthBridge Parkway, Suite 650
(Address) Birmingham, AL 35209

Form TICOR 5400 1-84

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - TICOR TITLE INSURANCE

STATE OF ALABAMA

COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Two Hundred Twenty Nine Thousand Nine Hundred and no/100--DOLLARS

to the undersigned grantor, Spratlin Construction Co., Inc. a corporation.
(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
G. Russell Hunt AND Denise D. Hunt

(herein referred to as GRANTEEES) as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 170, according to the Survey of Brook Highland, an Eddleman
Community, 6th Sector, 1st Phase, as recorded in Map Book 14,
page 83, A & B in the Probate Office of Shelby County, Alabama.

Subject to:
Advalorem taxes for the year 1991 which are a lien but are not due and payable
until October 1, 1991.
Existing easements, restrictions, set-back lines, limitations, of record.

BOOK 352 PAGE 579

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

91 JUL 10 AM 8:18

JUDGE OF PROBATE

230.00
2.50
1.00
233.50

230.00
2.50
1.00
233.50

TO HAVE AND TO HOLD Unto the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, their heirs, executors and assigns
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, William F. Spratlin
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 24th day of June 1991

ATTEST:

Spratlin Construction Co., Inc.

By William F. Spratlin President
William F. Spratlin

STATE OF ALABAMA
COUNTY OF JEFFERSON

the undersigned

a Notary Public in and for said County in said

I, State, hereby certify that William F. Spratlin
whose name as President of Spratlin 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

24th

day of June

19 91

Notary Public

CORLEY, MONCUS & WARD, P.C.