

This instrument was prepared by

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1411

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 FIFTY THREE THOUSAND NINE HUNDRED & NO/100—
(\$53,900.00) DOLLARS to the undersigned grantor, Chambers Development 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 Steven H. Flanagan and wife,
Debra R. Flanagan (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 122, according to the survey of Weatherly, Windsor, Sector 5, as recorded
in Map Book 14, Page 104, in the Probate Office of Shelby County, Alabama.
Subject to existing easements, current taxes, restrictions, set-back lines and
rights of way, if any, of record.

\$43,900.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 2335 LAKESIDE DRIVE
BIRMINGHAM, AL 35244

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
GRANTEEES, 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 President, Steve Chambers, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
5th day of September, 1991.

Chambers Development Co., Inc.

By: Steve Chambers
Steve Chambers, President

1. Deed Tax	\$ 10.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 2.50
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 16.50

INSTRUMENT WAS FILED

91 SEP 19 PH 2:00

JUDGE OF PROBATE

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby
certify that Steve Chambers whose name as the President of Chambers Development
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 5th day of September, 1991

Notary Public

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3-5-95