

This instrument was prepared by

Courtney Mason & Associates PC
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Birmingham, Alabama 35244

1852

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 EIGHT THOUSAND NINE HUNDRED & NO/100— (\$58,900.00) DOLLARS to the undersigned grantor, J.D. Scott Construction Company, Inc. a corporation, (herein referred to as the 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 John E. Wooten and wife, Donna B. Wooten (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:

See Attached Exhibit "A" for Legal Description

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

\$55,950.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 959 3rd Avenue SW Alabaster, Alabama 35007

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 contingent remainder and right of reversion.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its President, J.D. Scott, who is authorized to execute this conveyance, hereto set its signature and seal, this the 20th day of September, 1991.

J.D. Scott Construction Company, Inc.
By: J.D. Scott
J.D. Scott, President

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that J.D. Scott whose name as the President of J.D. Scott 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.

Given under my hand and official seal, this the 20th day of September, 1991

Notary Public

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

EXHIBIT "A"

A CERTAIN LOT IN THE SOUTH 1/2 OF THE NW 1/4 OF THE N/W 1/4 OF SECTION 2, TOWNSHIP 21 SOUTH, RANGE 3 WEST, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE NW 1/4 OF NW 1/4 OF SECTION 2, TOWNSHIP 21 SOUTH, RANGE 3 WEST, AND RUN NORTH 610 FEET, THENCE WEST 550 FEET TO POINT OF BEGINNING; THENCE RUN WEST 115 FEET; THENCE SOUTH 150 FEET; THENCE EAST 115 FEET; THENCE NORTH 150 FEET TO THE POINT OF BEGINNING; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

BOOK 365 PAGE 740

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

91 SEP 26 PM 1:59

Thomas R. Anderson
JUDGE OF PROBATE

1. Dead Tax	3.00
2. Mig. Tax	2.00
3. Recording Fee	3.00
4. Indexing Fee	3.00
5. No Tax Fee	1.00
6. Certified Fee	
Total	12.00