

This instrument was prepared by

1960

Send Tax Notice To:  
Alvin Gross

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

709 Chase Brook Circle  
B Ham, Ala. 35244

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 Two hundred fifty thousand and No/100 (250,000.00)

to the undersigned grantor, Gross Building 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

Alvin Gross

(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 6, according to the Survey of Chase Park Estates, as recorded in Map Book 11  
page 39 A & B, in the Probate Office of Shelby County, Alabama; being situated in  
Shelby County, Alabama,  
Mineral and mining rights excepted.  
Subject to taxes for 1991.

Subject to building setback line of 40 feet reserved from Chase Brook Circle as shown  
by plat.

Subject to public utility easements as shown by recorded plat, including a 10 foot easement  
on the Southerly side of subject property.

Subject to restrictions, covenants and conditions as set out in instrument(s) recorded  
in Real 145 page 137 and Map Book 11 page 39 A & B in Probate Office.

Subject to Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s)  
recorded in Deed Book 143 page 407 in Probate Office.

Subject to Agreement with Alabama Power Company as to underground cables recorded in  
Real 145 page 718 and covenants pertaining thereto recorded in Real 145 page 708 in  
Probate Office.

BOOK 366 PAGE 106

1. Deed Tax	150.00
2. Mfg. Tax	
3. Recording Fee	2.50
4. Indexing Fee	3.00
5. No Tax Fee	
6. Certified Fee	1.00
Total	156.50

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 President, John Shoemaker, Jr.  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27th day of September 1991

ATTEST:

Gross Building Company, Inc.

By John Shoemaker, Jr. President

STATE OF ALABAMA  
COUNTY OF JEFFERSON 91 SEP 30 AM 9:38

I, Larry L. Halcomb  
State, hereby certify that John Shoemaker, Jr.  
whose name as President of Gross Building 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,

a Notary Public in and for said County in said

Given under my hand and official seal, this the 27th day of September

1991

Larry L. Halcomb

Notary Public