

Return To:
Corley, Moncus & Ward, P.C.
2100 SouthBridge Parkway
Suite 650
Birmingham, AL 35209

SEND TAX NOTICE TO:

(Name) Kenneth L. Jenkins
Mary E. Jenkins
(Address) 4129 Ashington Drive
Birmingham, AL 35242

This instrument was prepared by

(Name) Clayton T. Sweeney
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 Shelby

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Two Hundred Twenty One Thousand Nine Hundred and 00/100 Dollars

to the undersigned grantor, Spratlin 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

Kenneth L. Jenkins and Mary E. Jenkins
(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama

Lot 205, according to the Survey of Brook Highland, 6th Sector,
1st Phase, an Eddleman Community, as recorded in Map Book 14, Page
83 and 83A in the Probate Office of Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1992 which are a lien but are not due and payable
until October 1, 1992.

Existing easements, restrictions, set-back lines, limitations, of record.

\$175,000.00 of the consideration was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

47.00
2.50
4.00
53.50

1. Deed Tax \$ 47.00
2. Mtg. Tax \$ 2.50
3. Recording Fee \$ 4.00
4. Indexing Fee \$ 1.00
5. No Tax Fee \$
6. Certified Fee \$
Total \$ 53.50

TO HAVE AND TO HOLD Unto the said GRANTEES 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 GRANTEES, 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 GRANTEES, 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 27th day of November 19 91

ATTEST:

Spratlin Construction Company, Inc.

By William F. Spratlin President

STATE OF Alabama
COUNTY OF Jefferson

91 DEC 18 PM 12:55

I, the undersigned
State, hereby certify that William F. Spratlin
whose name as President of Spratlin 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 27th day of November 19 91

My Commission Expires 12/29/95

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CORLEY, MONCUS & WARD, P.C.