

This form furnished by: **Cahaba Title, Inc.**

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This instrument was prepared by:
(Name) HOLLIMAN, SHOCKLEY & KELLY
(Address) 3821 Lorna Road, Suite 110
Riverchase, Alabama 35244

Send Tax Notice to:
(Name) GREG W. CAIN
(Address) 730 Cahaba Manor Trail
Pelham, Alabama 35124

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

JEFFERSON

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty-five Thousand Nine Hundred and No/100-----DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

STEPHEN W. BOTTCHEN and wife, CECILIA M. BOTTCHEN

(herein referred to as grantors) do grant, bargain, sell and convey unto

GREG W. CAIN and WENDI LARINA ELLISON

(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, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 71, except the South 5 feet thereof, according to Cahaba Manor Townhomes, Second Addition, as recorded in Map Book 7, Page 62, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Taxes for the year 1992 and subsequent years.
2. Easements, restrictions, reservations, rights of way, limitations, covenants and conditions of record, if any.

\$53,100.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Inst # 1992-17092

08/14/1992-17092
12:53 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50

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.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 7th day of August, 19 92.

WITNESS

(Seal)

(Seal)

(Seal)

Stephen W. Bottchen
STEPHEN W. BOTTCHEN (Seal)

Cecilia M. Bottchen
CECILIA M. BOTTCHEN (Seal)

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that STEPHEN W. BOTTCHEN and CECILIA M. BOTTCHEN whose name s are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 7th day of August A.D., 19 92

3-10-93

My Commission Expires:

James A. Williams
Notary Public