

This instrument was prepared by

(Name) Jones & Waldrop
1009 Montgomery Highway
(Address) Birmingham, Al. 35216
#241/92

Send tax notice to: Brian Lee Rosenow
118 Griffin Dr.
Helena, Al. 35080

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 One hundred thousand five hundred and no/100 (\$100,500.00) Dollars

to the undersigned grantor, W.A. Jones Construction Co., 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

Brian Lee Rosenow and Karen York Rosenow

(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 7, according to the Survey of Royal Pines, Phase II, as recorded in
Map Book 15, Page 19 in the Probate Office of Shelby County, Alabama.
Situated in Shelby County, Alabama.

Subject to: All easements, restrictions and rights of way of record.

\$101,250 of the above mentioned purchase price was paid for from a
mortgage loan which was closed simultaneously herewith.

Inst # 1992-18269

08/27/1992-18269
11:38 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 7.50

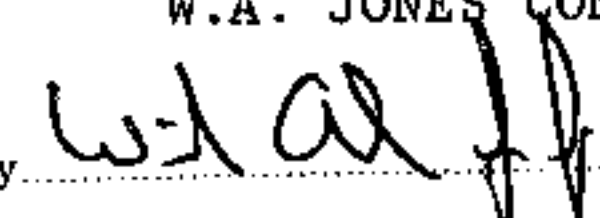
TO HAVE AND TO HOLD, To the said GRANTEES for and during their joint lives and upon the death of either of
them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every con-
tingent remainder and right of reversion. And said GRANTOR does 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, William Arnold Jones, Jr.
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 24 day of August 1992

ATTEST:

W.A. JONES CONSTRUCTION CO., INC.

By  President
William Arnold Jones, Jr.

STATE OF Alabama
COUNTY OF Jefferson }

I, the undersigned
State, hereby certify that William Arnold Jones, Jr.
whose name as President of W.A. Jones Construction 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 24 day of August

 1992
Notary Public