

SEND TAX NOTICE TO:

(Name) John J. Moser
Two Chase Corporate Dr
(Address) Suite 50
B'ham, AL 35244

This instrument was prepared by

(Name) Gene W. Gray, Jr.
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 Fifty Nine Thousand Nine Hundred and 00/100 Dollars

to the undersigned grantor, S & D Builders, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR
does by these presents, grant, bargain, sell and convey unto

John James Moser and Martha ~~Mos~~ Warr Moser
(herein referred to as GRANTEEES) as joint tenants, with right of survivorship, the following described real estate, situated in
Shelby County, Alabama to wit:

Lot 64, according to the survey of Greystone, 1st Sector, Phase II,
as recorded in Map Book 15, Pages 58, 59, 50 and 61 in the Probate
Office of Shelby County, Alabama.
Together with the non-exclusive easement to use the private roadways,
Common areas and Hugh Daniel Drive, all as more particularly described
in the Greystone Residential Declaration of Covenants, Conditions and
Restrictions dated November 6, 1990 and recorded in Real 317, Page 260
in the Probate Office of Shelby County, Alabama and all amendments
thereto.

Inst # 1992-20311

09/17/1992-20311
08:52 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DDI MJS 7.50

TO HAVE AND TO HOLD unto the said GRANTEEES 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 GRANTEEES, 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 GRANTEEES, their heirs, executors and assigns
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, R. Steve Jones
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 9th day of September 1992

ATTEST:

Secretary

S & D Builders, Inc.
By R. Steve Jones President

STATE OF Alabama }
COUNTY OF Jefferson }

Return To
Corley, Moser &
2100 SouthBridge
Suite 650
Birmingham, AL 35209

the undersigned R. Steve Jones
do hereby certify that

a Notary Public in and for said County in said

name as President of S & D Builders, 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.

9th day of September 1992

[Signature]
Notary Public