

SEND TAX NOTICE TO:
ALBERT A. HALLMAN, JR. and
CLAIRE S. HALLMAN
132 Stratford Circle
Pelham, Alabama 35124

This instrument was prepared by

(Name) DAVID F. OVSON, Attorney at Law

(Address) 728 Shades Creek Parkway, Suite 120, Birmingham, Alabama 35209

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 Thirteen Thousand Nine Hundred and No/100 (\$113,900.00) Dollars

to the undersigned grantor, REAMER BUILDING AND DEVELOPMENT CORPORATION 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

ALBERT A. HALLMAN, JR. and CLAIRE S. HALLMAN

(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 27, according to the Map and Survey of Stratford Place, Phase V, as recorded in
Map Book 15, page 81, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the year 1993, which are a lien, but not yet due and payable until October 1, 1993.
2. A 20 foot building set back line from Stratford Circle as shown by recorded plat.
3. Excepting therefrom title to all minerals of every kind and character, within and underlying the premises, together with mining rights and other rights, privileges and immunities relating thereto, as recorded in Deed Book 6, page 22.
4. Protective Covenants and restrictions as recorded in Real Book 372, page 28.
5. Transmission Line Permit to Alabama Power Company as recorded in Deed Book 101, page 551 and Real Book 127, page 63.
6. Right-of-way to Shelby County as recorded in Deed Book 135, page 364.
7. Water and sewer easement to City of Pelham as recorded in Real Book 111, page 673.
8. Restrictive Covenants in favor of Alabama Power Company as recorded in Deed Book 364, page 394.
9. 30 foot right-of-way easement as conveyed in Deed Book 223, page 991.
10. Right-of-way and easement to South Central Bell Telephone Company as recorded in Real Book 385, page 559.
11. Easement to Alabama Power Company as recorded in Real Book 377, page 412.
12. Restrictions per recorded plat book regarding single family residences only.

\$83,900.00 of the purchase price recited above was derived from the proceeds of a mortgage loan closed simultaneously herewith.

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 contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that in lawfully seized in fee simple of said premises, that they are free from all encumbrances,

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 G. Reamer, Jr.
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 28th day of October 1992

ATTEST:

REAMER BUILDING AND DEVELOPMENT CORPORATION

By

John G. Reamer, Jr.
President

Secretary

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that John G. Reamer, Jr.
whose name as President of REAMER BUILDING AND DEVELOPMENT CORPORATION
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 28th day of

October

1992

10/30/1992-25295
02:12 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 MCD

36.50

Notary Public