

This instrument was prepared by

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Birmingham, Alabama 35244

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO HUNDRED SEVENTY THOUSAND & NO/100---- (\$270,000.00) DOLLARS to the undersigned grantor, Heart of Home Builders, Inc. a corporation, (herein referred to as the 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 Ellen P. Hay and wife, Howard W. Hay (herein referred to as GRANTEEES) 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 and right of reversion, the following described real estate, situated in Shelby County, Alabama:

Lot 212, according to the survey of Brook Highland, an Eddleman Community, 6th Sector, 4th Phase, as recorded in Map Book 15 page 106 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

\$142,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEEES' ADDRESS: 4116 Kesteven Drive, Birmingham, Alabama 35242
TO HAVE AND TO HOLD to the said GRANTEEES 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 GRANTEEES, their heirs and assigns, that it is 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its President, Ellen P. Hay, who is authorized to execute this conveyance, hereto set its signature and seal, this the 4th day of February, 1993.

Heart of Home Builders, Inc.
By: Ellen P. Hay President
Ellen P. Hay, President

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

02/11/1993-04043
09:52 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 134.50

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that Ellen P. Hay whose name as the President of Heart of Home 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.

Given under my hand and official seal, this the 4th day of February, 1993

RICHARD D. MINK
MY COMMISSION EXPIRES
10-23-93

Richard D. Mink
Notary Public

1993-04043