

SEND TAX NOTICE TO:

This instrument was prepared by

(Name) William H. Halbrooks  
(Address) 704 Independence Plaza  
Birmingham, Alabama 35209

Gregory T. Brown  
203 Meadowcroft Circle  
Birmingham, Alabama 35242

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

LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA  
COUNTY OF Jefferson

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy-Five Thousand and no/100-----(\$75,000.00) Dollars

to the undersigned grantor, South Jefferson Company, 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

Gregory Todd Brown and Larry K. Brown and Linda L. Brown

(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 3, according to the Survey of Meadow Brook Townhomes, Phase II, 1st Sector, as recorded in Map Book 12, Page 41, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

\$60,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Inst # 1993-07841

03/23/1993-07841  
01:20 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 21.50

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 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 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Nelson Burnett  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16th day of March 19 93.

ATTEST:

South Jefferson Company, Inc.

By Nelson Burnett, its President

STATE OF Alabama  
COUNTY OF Jefferson

I, the undersigned a Notary Public in and for said County in said State, hereby certify that Nelson Burnett  
whose name as President of South Jefferson Company, 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 16th day of March 19 93.

My commission expires:

Meredith C. Payne  
Notary Public