

This instrument was prepared by

Courtney Mason & Associates PC
100 Concourse Parkway Suite 350
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 Sixty Five Thousand and no/100ths NO/100---- (65,000.00) DOLLAR, to the undersigned grantor, Benson Custom Homes, 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 John W. Strauss and wife, Heidi R. Strauss (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 9, according to the survey of Greystone, 1st Sector, Phase VI, as recorded in Map Book 16 Page 63 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Together with the non-exclusive easements 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 and First Amendment to Greystone Residential Declaration of Covenants, Conditions and Restrictions recorded in Real 346 page 942 in the Probate Office
Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

ALL of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 100 CONCONCOURSE PARKWAY, SUITE 360
BIRMINGHAM, AL. 35244

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, Richard W. Benson, who is authorized to execute this conveyance, hereto set its signature and seal, this the 8th day of April, 1993.

Benson Custom Homes, Inc.

By: Richard W. Benson

Richard W. Benson, President

State of Alabama)
County of Shelby)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Richard W. Benson whose name as President of the Benson Custom Homes, 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 full authority, executed the same voluntarily for and as the act of said corporation.

GIVEN UNDER MY HAND THIS THE 8th day of April, 1993.

My Commission Expires: 4-9-95

[Signature]
Notary Public

Inst # 1993-10174

04/14/1993-10174
09:19 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 7.50