

This instrument was prepared by

Send Tax Notice To:

(Name) Larry L. Halcomb
(Address) 3512 Old Montgomery Highway
Birmingham, Alabama 35209

Ajay P. Patel
231 Norwick Forest Drive
Alabaster, Alabama 35007

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 seventy four thousand nine hundred & No/100 (174,900.00)

to the undersigned grantor, Gross Building 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
Ajay P. Patel and Rupa A. Patel

(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 8, in Block 4, according to the Survey of Norwick Forest, Second Sector, as recorded
in Map Book 13 page 23 A & B, in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama.

Subject to taxes for 1993.

Subject to building setback line of 35 feet reserved from Norwick Forest Drive as shown
by plat.

Subject to public utility easements as shown by recorded plat, including 20 feet on
the Westerly and 10 feet on the Southerly side of lot.

Subject to restrictions, covenants and conditions as set out in instrument(s) recorded
in Real 228 page 563 in Probate Office.

Subject to easement(s) to Alabama Power Company and South Central Bell as shown by instrument
recorded in Real 224 page 583 in Probate Office.

Subject to easement(s) to Alabaster Water and Gas Board as shown by instrument recorded
in Real 124 page 225 in Probate Office.

Inst # 1993-19741

07/07/1993-19741
09:05 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

\$166,000.00 of the purchase price was paid 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 con-
tingent 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 encum-
brances,

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 Vice President, Alvin Gross
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of June 1993

ATTEST:

Gross Building Company, Inc.

By *Alvin Gross* Vice President

Secretary

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, Larry L. Halcomb, a Notary Public in and for said County in said
State, hereby certify that Alvin Gross
whose name as Vice President of Gross Building 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 30th day of June 19 93

Larry L. Halcomb
Larry L. Halcomb

Notary Public