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This instrument was prepared by:

(Name) HOLLIMAN, SHOCKLEY & KELLY
(Address) 3821 Lorna Road, Suite 110
Birmingham, Alabama 35244

Send Tax Notice to:

(Name) JAMES O. RICE
(Address) 112 Setting Sun Lane
Alabaster, Alabama 35007

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

JEFFERSON

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Twenty-seven Thousand Five Hundred & 100 ^{NO} **DOLLARS** to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

JAMES E. GREEN d/b/a JAMES E. GREEN HOMEBUILDERS
(herein referred to as grantors) do grant, bargain, sell and convey unto
JAMES O. RICE and LESA T. RICE

(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, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 12, Sector 3, according to the Survey of Apache Ridge, Sectors 2 and 3, as recorded in Map Book 16 page 60 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

1. Taxes for the year 1994 and subsequent years.
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.

\$102,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Inst # 1993-31650

10/12/1993-31650
03:22 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 KJS 34.00

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.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 30th day of September, 19 93.

WITNESS

(Seal)

(Seal)

(Seal)

JAMES E. GREEN
(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that JAMES E. GREEN d/b/a JAMES E. GREEN HOMEBUILDERS whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of September A.D., 19 93

3-12-97
My Commission Expires:

[Signature]
Notary Public