

SEND TAX NOTICE TO:

(Name) Howard K. Meister

(Address) 116 Southview Lane

Birmingham, Al. 35244

This instrument was prepared by

(Name) J. Dan Taylor

(Address) 3021 Lorna Road, Suite 100, Birmingham, Al. 35216

Form TICOR 5400 1-84

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - TICOR TITLE INSURANCE

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS.

COUNTY OF SHELBY

That in consideration of TWO HUNDRED FORTY NINE THOUSAND NINE HUNDRED AND 00/100 DOLLARS  
(\$249,900.00)

to the undersigned grantor, WIGGINS CONSTRUCTION CO., INC., a corporation,  
(herein referred to as 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

HOWARD K. MEISTER, and wife, ROBYN MEISTER

(herein referred to as GRANTEEES) as joint tenants, with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama

Lot 34, according to the survey of Southpointe, 9th Sector, Phase I, as recorded  
in Map Book 16, page 80, in the Office of the Judge of Probate of Shelby County, Alabama.

\$ 160,000.00 of the Purchase Price recited above was paid from a Purchase  
Money Mortgage filed simultaneously herewith.

Subject to easements, restrictions and rights of way of record.  
Subject to 1994 taxes not yet due and payable.

Inst # 1994-09414

03/23/1994-09414  
08:47 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 98.50

TO HAVE AND TO HOLD unto the said GRANTEEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being  
the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of  
the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee,  
and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. And said GRANTOR  
does for itself, its successors and assigns, covenant with said GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said  
premises, that they are free from all encumbrances, unless otherwise noted above, 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, VICTOR B. WIGGINS  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 21st day of March, 19 94

WIGGINS CONSTRUCTION CO., INC.

ATTEST:

By

VICTOR B. WIGGINS

President

Secretary

STATE OF Alabama }  
COUNTY OF Jefferson }

I, J. DAN TAYLOR

a Notary Public in and for said County in said

State, hereby certify that

VICTOR B. WIGGINS

whose name as

President of

WIGGINS CONSTRUCTION CO., 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 21st

day of March

19 94

J. DAN TAYLOR

Notary Public

Inst # 1994-09414