

This instrument was prepared by

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Form 1-1-7 Rev. 8-70 CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA } KNOW ALL MEN BY THESE PRESENTS.
COUNTY OF Shelby }

That in consideration of Fifteen Thousand and no/100-----Dollars

to the undersigned grantor, Country Club Enterprises, 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

James R. Roy and Martha Joyce Roy

(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

Lot 2, according to the revised Map of Country Club Estates, Phase II, as recorded in Map Book 10, Page 37 in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record.

Inst # 1994-21878

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SHELBY COUNTY JUDGE OF PROBATE
801 NCD 23.50

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

JAMES L. CARDEN

IN WITNESS WHEREOF, the said GRANTOR, by its President, William M. Schroeder who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1ST day of July 19 94

ATTEST:

William M. Schroeder Jr.
WILLIAM M. SCHROEDER Secretary

COUNTRY CLUB ENTERPRISES, INC.

James L. Carden
JAMES L. CARDEN President

STATE OF Alabama }
COUNTY OF Shelby }

I, the undersigned authority Shane D. Schroeder a Notary Public in and for said County in said State, hereby certify that James L. Carden whose name as its President of Country Club Enterprises, 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 1ST day of July 19 94

Shane D. Schroeder
Notary Public

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