

This instrument was prepared by

Courtney Mason & Associates PC  
100 Concourse Parkway Suite 350  
Birmingham, Alabama 35244

11/30/1994-35236  
09:17 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 SNA 79.50

CORPORATION FORM WARRANTY DEED, JOINED FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of THREE HUNDRED FIFTY FIVE THOUSAND & NO/100----  
(\$355,000.00) DOLLARS to the undersigned grantor, Calvin Reid Construction Co.,  
Inc. a corporation, (herein referred to as the 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 Neal E. Schmidt and  
wife, Judy N. Schmidt (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 and right of reversion, the  
following described real estate, situated in Shelby County, Alabama:

Lot 3513, according to the Survey of Riverchase Country Club, 35th Addition,  
as recorded in Map Book 16, Page 113, in the Probate Office of Shelby County,  
Alabama.

Subject to existing easements, current taxes, restrictions, set-back lines and  
rights of way, if any, of record.

\$284,000.00 of the above-recited purchase price was paid from a mortgage loan  
closed simultaneously herewith.

GRANTEES' ADDRESS: 2028 Baneberry Drive, Birmingham, Alabama 35244

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

IN WITNESS WHEREOF, the said GRANTOR by its President, Dennis C. Reid, who is  
authorized to execute this conveyance, hereto set its signature and seal, this the  
23rd day of November, 1994.

Calvin Reid Construction Co., Inc.  
By:   
Dennis C. Reid, President

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STATE OF ALABAMA  
COUNTY OF SHELBY COUNTY

I, Courtney H. Mason, Jr., a Notary Public in and for said County, in said state,  
hereby certify that Dennis C. Reid whose name as the President of Calvin Reid  
Construction Co., 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 23rd day of November, 1994

  
Notary Public

COURTNEY H. MASON, JR.  
MY COMMISSION EXPIRES  
3-5-95

Inst # 1994-35236