

This instrument was prepared by

Send Tax Notice To: Joseph P. Mantooth

(Name) Lamar Ham

name
224 Lenox Lane
address

(Address) 3512 Old Montgomery Highway, Birmingham, AL 35209 Birmingham, AL 35242
CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED SIXTY THOUSAND FIFTY AND NO/100-----
-----DOLLARS (\$160,050.00)

to the undersigned grantor, D. R. Horton, Inc. - Birmingham

(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 Joseph P. Mantooth and wife, Lynda L. Mantooth

(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, AL to-wit:

Lot 4, according to the Survey of Lenox Place, Phase Two, as recorded in Map Book 19, Page 157, in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, covenants, restrictions and rights of way of record, mineral and mining rights.

\$ 128,000.00 of the purchase price was provided by a mortgage loan closed simultaneously herewith.

Inst # 1996-05920

02/26/1996-05920
09:23 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCB 41.00

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, together with every contingent remainder and right of reversion. And said GRANTOR does hereby warrant and assign, defend and maintain unto said GRANTEES, their heirs and assigns, that the said fee simple of said premises, that they are to have and to hold unto them, their heirs and assigns, shall be lawfully enjoyed in fee simple of said premises, that they are to have and to hold unto them, their heirs and assigns, and that the same shall be free from all taxes, rates, charges, duties, and other burdens, and that the same shall be free from all claims, demands, and suits of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Asst. Secretary, Charles G. Arcara
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 16th day of February 1996

D. R. Horton, Inc. - Birmingham

ATTEST:

By Charles G. Arcara
Charles G. Arcara, Asst. Secretary

STATE OF Alabama
COUNTY OF Jefferson

I, Lamar Ham
State, hereby certify that Charles G. Arcara
whose name as Asst. Secretary of D. R. Horton, Inc. - Birmingham
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 16th day of

February 1996
Lamar Ham

Lamar Ham

Notary Public

MY COMMISSION EXPIRES NOVEMBER 9, 1997

Inst # 1996-05920