

# STATUTORY WARRANTY DEED

**This instrument was prepared by**

Send Tax Notice To: Dewey N. Sanders

(Name) Lamar Ham

**DATE:**

220 Lenox Lane

**address**

(Address) 3512 Old Montgomery Highway, Birmingham, AL 35209 Birmingham, AL 35242

Old Montgomery Highway, Birmingham, AL 35209 ~~Birmingham, AL 35209~~  
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 SEVENTY FOUR THOUSAND FIVE HUNDRED EIGHTY EIGHT AND  
NO/100-----DOLLARS (\$174,588.00)

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 Dewey N. Sanders and Jean P. Sanders

(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

Lot 3, 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.

\$ 125,000.00 of the purchase price was provided by a mortgage loan closed simultaneously herewith. \*

Inst # 1996-11536

09/09/1996-11536  
09:00 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
101 WED 58.50

TO HAVE AND TO HOLD, To the said GRANTEEES 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.

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 4th day of April 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

a Notary Public in and for said County in said

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 4th day of

April

1996

Lamar Ham

**Noury Public**

MY COMMISSION EXPIRES NOVEMBER 9, 1997