



JEFFERSON TITLE CORPORATION
P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

(Name) Martin, Drummond & Woosley, P.C.
2204 Lakeshore Drive Suite 130
(Address) Birmingham, Alabama 35209

Send Tax Notice:
Robert Blake Martin
177 King James Court
Alabaster, Alabama 35007

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

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

That in consideration of One Hundred Twenty Eight Thousand Dollars and no/100

to the undersigned grantor, Cornerstone Building Co., 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
Robert Blake Martin and Kristi Jane Martin

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

Lot 64, according to the Survey of Spring Gate Estates, Phase One, as recorded in Map
Book 19, Page 23, in the Office of the Judge of Probate of Shelby County, Alabama.

\$ 93,000.00 of the above recited purchase price was paid from a mortgage
loan closed simultaneously herewith.

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

Inst # 1996-24544

07/30/1996-24544
10:59 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NCR 43.50

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship. 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,

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, Donald M. Acton
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 25th day of July 19 96

ATTEST: Cornerstone Building Co., Inc.
By Donald M. Acton President
Secretary

STATE OF Alabama }
COUNTY OF Jefferson }

I, Hubert E. Rawson, Jr. a Notary Public in and for said County in said
State, hereby certify that Donald M. Acton
whose name as the President of Cornerstone Building 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 25th day of July 19 96
Hubert E. Rawson Jr. Notary Public
COMMISSION EXPIRES: May 6, 1998

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