

This instrument was prepared by

Send Tax Notice To: James L. Stoffel
name
100 Conroy Road
address

(Name) Larry L. Halcomb

(Address) 3512 Old Montgomery Highway, Birmingham, AL 35209 Sterrett, AL 35147
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 TWO HUNDRED NINETEEN THOUSAND NINE HUNDRED AND NO/100
DOLLARS (\$219,900.00)
to the undersigned grantor, Harbar Construction 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 James L. Stoffel and wife, Liss M. Stoffel

(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 in-wit:

Lot 141, according to the Survey of Forest Parks, 1st Sector, as recorded in Map Book 22, Page 28 A, B, and C, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.
Subject to taxes for 1998.

Subject to restrictions and covenants, 5 foot easement, rights-ofway, rights outstanding under those certain easement agreements to Shelby County, and terms, conditions, covenants, easement and release of damages, of record. Subject to restrictions as shown on recorded map.

\$ 175,920.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

Inst # 1998-07916

03/06/1998-07916
01:09 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DOL MCB 52.50

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, 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, B. J. Harris who is authorized to execute this conveyance, has hereto set its signature and seal, this the 27th day of February 1998
Harbar Construction Co., Inc.

ATTEST

By B. J. Harris
B. J. Harris, President

STATE OF Alabama }
COUNTY OF Jefferson }

a Notary Public in and for said County in said

I, Larry L. Halcomb
State, hereby certify that B. J. Harris
whose name as President of Harbar Construction 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 27th day of February 1998

Larry L. Halcomb
Notary Public

My Commission Expires
January 23, 2002

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