

This instrument was prepared by

(Name) Douglas Rogers, Attorney
3106 Independence Drive
(Address) Birmingham, AL 35209

Form 1-1-7 Rev. 8-70

Send Tax notice to:
Grantees
204 Essex Drive
Sterrett, AL 35147

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR
LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Two Hundred Thirty Nine Thousand Nine Hundred and no/100 Dollars
(\$239,900.00)

to the undersigned grantor, T & T Quality Homes, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto
Stephen D. Kouns and Sharon K. Kouns

(herein referred to as GRANTEEES) 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, Alabama

Lot 303, according to the Survey of Forest Parks, 3rd Sector, as recorded in Map
Book 22, Page 151, and Instrument 1997-25447, in the Probate Office of Shelby
County, Alabama.

Subject of taxes for 1998.
Subject to easements, restrictions, rights of way and building lines of record.

T & T Quality Homes, Inc. and T & T Quality Homes are one and the same corporation.

\$227,150.00 of the above consideration was paid from a mortgage loan closed
simultaneously herewith.

07/07/1998-25602
03:13 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SNA 21.50

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 con-
tingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said
GRANTEEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, unless otherwise noted above, 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 GRANTEEES, their heirs, executors and assigns
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Barry Turpin
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 1st day of July 1998

T & T QUALITY HOMES, INC.

ATTEST:

By... Barry Turpin, President
Secretary

STATE OF Alabama
COUNTY OF Jefferson

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that Barry Turpin
whose name as President of T & T Quality Homes, 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 1st day of July

1998

J. Deaford, Notary Public