This form furnished by: **Cahaba Title, Inc.**

Eastern Office (205) 833-1571 FAX 833-1577

Riverchase Office (205) 988-5600 FAX 988-5905

This instrument was prepared by:
(Name) Holliman, Shockley & Kelly
(Address) 2491 Pelham Parkway
Pelham, AL 35124

Send Tax Notice to:
(Name) Yogendra M. Jani & Harsha Y. Jani
(Address) 7052 Inverness Green Lane
Birmingham, AL 35242

Inst # 1998-41002

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

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

That in consideration of One Hundred Eighty-Nine Thousand, Nine Hundred & no/100------ DOLLARS

to the undersigned grantor Tanglewood Corporation 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

Yogendra M. Jani and Harsha Y. Jani

(herein referred to as GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

See Exhibit "A" attached hereto and made a part hereof as if set forth in full herein for the complete legal description of the property being conveyed by this instrument.

SUBJECT TO: (1) Taxes for the year 1998 and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any; (3) Mineral and mining rights, if any.

$ 151,900.00 of the purchase price recited above was paid from the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

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SHELBY COUNTY JUDGE OF PROBATE
002 MEL 49.00

TO HAVE AND TO HOLD, Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and, if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that it 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 Vice President, who is authorized to execute this conveyance, has hereto set its signature and seal(s) this 5th day of October, 19 98.

Tanglewood Corporation

ATTEST:

By Rebecca B Harris
Vice President
Rebecca B. Harris

Secretary

STATE OF ALABAMA
Shelby **County** }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Rebecca B. Harris, whose name as Vice President of Tanglewood Corporation, 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), (she), 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 5th day of October A.D., 19 98.

My Commission Expires: 8/19/02

Notary Public

EXHIBIT "A"

Lot 6, according to the Survey of Inverness Green, as recorded in Map Book 21, page 6, in the Probate Office of Shelby County, Alabama.

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SHELBY COUNTY JUDGE OF PROBATE
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