

This instrument was prepared by

Send Tax Notice To: John M. Hamilton

(Name) Larry L. Halcomb

name

217 Beaver Creek Parkway

address

(Address) 3512 Old Montgomery Highway, Birmingham, AL 35209 Pelham, AL 35124

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 SIXTY NINE THOUSAND FIVE HUNDRED EIGHTY AND NO/100--  
DOLLARS (\$169,580.00)

to the undersigned grantor, Harbar Construction Company, 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 John M. Hamilton and wife, Shirley M. Hamilton

(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 ~~land~~ ~~premises~~ ~~situated~~ in Shelby County, AL to-wit:

Lot 9, according to the Survey of Beaver Creek Preserve, First Sector, as recorded in Map Book 24, Page 63, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to taxes for 1999.

Subject to restrictions and covenants, easements, right of way to Alabama Power Company, and Sanitary Sewer Easement, of record.

\$ 118,700.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

11/18/1998-45736  
03:44 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
59.50  
001 MEL

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 Vice President, Denney Barrow who is authorized to execute this conveyance, has hereto set its signature and seal, this the 13th day of November 1998

Harbar Construction Company, Inc

ATTEST:

By Denney Barrow, Vice 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 Denney Barrow whose name as Vice President of Harbar Construction Company, 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 13th day of November 1998

Larry L. Halcomb

Notary Public

My Commission Expires  
January 23, 2002

Inst # 1998-45736