

LAND TITLE COMPANY OF ALABAMA

Send Tax Notice To:
Wayne Estes Crow
195 Stonecliff Circle
Pelham, Alabama 35124

This instrument was prepared by

(Name) Lange, Simpson, Robinson & Somerville, LLP

(Address) 728 Shades Creek Parkway, Suite 120 Birmingham, Alabama 35209
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 Three Thousand Seven Hundred Ninety and No/100----Dollars (\$103,790.00)

to the undersigned grantor, Builder's Group, Inc. a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Wayne Estes Crow and wife, Rebecca Mullins Crow

(herein referred to as GRANTEE) 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 125, according to the Survey of Cottages at Stonehaven, Second Addition, Phase Two, as recorded in Map Book 24, page 74, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the year 1999, which are a lien, but not yet due and payable until October 1, 1999.
2. Easements, rights-of way, restrictions, conditions and covenants of record.

\$ 78,750.00 of the purchase price recited herein was derived from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, to the said GRANTEE 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 each survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, 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 same to the said GRANTEE, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Thomas A. Davis who is authorized to execute this conveyance, has hereto set its signature and seal, this the 28th day of May, 1999.

ATTEST:

Builder's Group, Inc.

By Thomas A. Davis

President

Secretary

STATE OF ALABAMA
COUNTY OF Jefferson

I, David F. Ovson a Notary Public in and for said County in said State, hereby certify that Thomas A. Davis whose name as President of Builder's Group, 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 the act of said corporation.

Given under my hand and official seal, this the 28th day of May 1999

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Aug. 27, 2000.
BONDED THRU NOTARY PUBLIC UNDERWRITERS

David F. Ovson

Notary Public

06/10/1999-24442
12:49 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE