

STATUTORY WARRANTY DEED

This instrument was prepared by

Send Tax Notice To: Harvey A. Schneider
 name
210 Beaver Creek Circle
 address
Pelham, Alabama 35124

(Name) Larry L. Halcomb
3512 Old Montgomery Highway
 (Address) Birmingham, Alabama 35209

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

STATE OF ALABAMA
 COUNTY OF **SHELBY**

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **One Hundred Seventy Two Thousand Seven Hundred Seventy Seven & No/100 (172,777.00)**

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

Harvey A. Schneider and Lynne E. Schneider

(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, Alabama** to-wit:

Lot 118, 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.

Minerals and mining rights excepted.

Subject to taxes for 1999.

Subject to easement(s); building line; and, restrictions as shown on recorded map.

Subject to restrictions as shown on recorded map.

Subject to restrictions and covenants appearing of record in Inst. #1998-29313.

Subject to easement as shown by instrument recorded in Inst. #1997-34735.

Subject to right-of-way granted to Alabama Power Company recorded in Volume 263, Page 46.

Inst # 1999-25374

06/16/1999-25374
 01:15 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 WIS 44.90

\$ 137,000.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

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.

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 **11th** day of **June** 1999

ATTEST: **Harbar Construction Company, Inc.**
 By *Denney Barrow*
Denney Barrow, Vice President

STATE OF ALABAMA
 COUNTY OF **JEFFERSON**

I, **Larry L. Halcomb,** a Notary Public in and for said County in said 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 **11th** day of **June** 19 **99**

Larry L. Halcomb Notary Public

My Commission Expires: **1/23/02**