

STATUTORY WARRANTY DEED

This instrument was prepared by

Send Tax Notice To: Steven G. Hagan

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

name
253 Clairmont Road
 address
Starrett, AL 35147

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 **Two Hundred Fifty Two Thousand Nine Hundred & No/100 (252,900.00)**

to the undersigned grantor, **Harber Construction Company, Inc.**

(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

Steven G. Hagan and Tana N. Hagan

(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 148, according to the Survey of Forast Parks, 1st Sector, as recorded in Map Book 22, Page 28 A, B & C, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for year 2000.

Subject to 10-foot easement on rear side of lot as shown on recorded map.

Subject to restrictions as shown on recorded map.

Subject to restrictions and covenants appearing of record in Inst. No. 1997-4561, Inst. No. 1997-2752 & Inst. No. 1998-23896.

Subject to Agreement with Shelby County, Alabama being recorded in Inst. No. 1998-4998.

Subject to right-of-way granted to Alabama Power Company recorded in Volume 236, Page 829; Volume 139, Page 127; Volume 133, Page 210; Volume 126, Page 191; Volume 126, Page 192; Volume 126, Page 323 and Volume 124, Page 519.

Subject to rights outstanding under those certain easement agreements conveyed to Shelby County, in Inst. No. 1993-3957; Inst. No. 1993-3958; Inst. No. 1993-3958; Inst. No. 1993-3959; Inst. No. 1993-3960; Inst. No. 1993-3961; Inst. No. 1993-3962; Inst. No. 1993-3963; Inst. No. 1993-3964; Inst. No. 1993-3965 & Inst. No. 1993-3966.

Subject to terms, conditions, covenants, easements and release of damages as recorded in Inst. No. 1996-31156.

Inst # 2000-01479

**01/13/2000-01479
 10:03 AM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE**

\$ 229,250.00 of the purchase price was paid from the proceeds of ~~an~~ mortgage loan closed simultaneously herewith.

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 contingent remainder and right of reversion.

IN WITNESS WHEREOF, the said GRANTOR, by its Vice President, Danna Barrow, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 10th day of January 2000

ATTEST.

Harber Construction Company, Inc.

By *Danna Barrow*
Danna 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 **Danna Barrow** whose name as **Vice President** of **Harber 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 **10th** day of **January** **2000**

Larry L. Halcomb
Larry L. Halcomb

Notary Public

**My Commission Expires
 January 22, 2002**