

THIS INSTRUMENT PREPARED BY:
Courtney Mason & Associates, P.C.
1904 Indian Lake Drive, Suite 100
Birmingham, Alabama 35244
STATE OF ALABAMA)

GRANTEE'S ADDRESS:
Active Building Contractors, Inc.
26841 US Hwy 31
Jemison, AL 35085

JOINT SURVIVORSHIP DEED

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Forty-Four Thousand and 00/100 (\$44,000.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, **Alice Bundy, a single individual** (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, **Active Building Contractors, Inc., a corporation**, (hereinafter referred to as GRANTEE), for and during their joint lives and upon the death of either, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described Real Estate, lying and being in the County of SHELBY, State of Alabama, to-wit:

See legal description attached as Exhibit "A"

Subject to existing easements, current taxes, restrictions and covenants, set-back lines and rights of way, if any, of record.

Alice Bundy is the surviving grantee of that certain deed as recorded in Real Book 202 page 304 in the Probate Office of Shelby County, Alabama, the other grantee, James Bundy, having died on or about September 30, 1997.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, 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 GRANTEE 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 GRANTEE herein shall take as tenants in common, forever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTOR are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the 5 day of September, 2001.



Alice Bundy

STATE OF NEW YORK)

COUNTY OF Dutchess)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Alice Bundy, a single individual whose name 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 Instrument signed his name voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 5 day of September, 2001.


NOTARY PUBLIC

My Commission Expires: _____

ROBERT S. LEVINE
Notary Public, State of New York
Qualified in Dutchess County
Reg # 4607865
Commission Expires March 26, 2003

09/12/2001-39494
02:12 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CH 58.00

Inst # 2001-39494

Exhibit "A"

Commence at the SW corner of the SW 1/4 of the NW 1/4 of Section 13, Township 20 South, Range 3 West, Shelby County, Alabama, and run East 1787.86 feet; thence N 24 deg. 34 min. 42 sec. E 182.70 feet; thence N 22 deg. 03 min. 44 sec. E 140.25 feet; thence N 19 deg. 07 min. 34 sec. E 155.00 feet; thence N 19 deg. 07 min. 34 sec. E 173.33 feet; thence run N 22 deg. 50 min. 34 sec. E 53.17 feet; thence N 28 deg. 47 min. 42 sec. E 51.21 feet; thence S 61 deg. 30 min. 21 sec. E 67.70 feet; thence S 83 deg. 10 min. 39 sec. E 37.09 feet; thence N 06 deg. 49 min. 21 sec. E 368.00 feet; thence N 10 deg. 43 min. 36 sec. E 22.44 feet; thence N 05 deg. 00 min. 03 sec. E 156.86 feet; thence N 01 deg. 19 min. 22 sec. W 174.48 feet; thence N 88 deg. 40 min. 38 sec. E 419.63 feet; thence N 88 deg. 40 min. 49 sec. E 33.78 feet; thence S 03 deg. 26 min. 15 sec. E 130.68 feet; thence N 81 deg. 11 min. 40 sec. E 226.52 feet to the point of beginning; thence continue N 81 deg. 11 min. 40 sec. E 161.00 feet; thence S 15 deg. 54 min. 20 sec. W 270.00 feet; thence S 81 deg. 11 min. 40 sec. W 161.00 feet; thence N 15 deg. 54 min. 20 sec. E 270.00 feet to the point of beginning. All lying in the SW 1/4 of the NE 1/4 of Section 13, Township 20 South, Range 3 West, Shelby County, Alabama. Being situated in Shelby County, Alabama.

DM

Inst # 2001-39494

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