20070425000190850 1/1 $21.00
Shelby Cnty Judge of Probate, AL
04/25/2007 10:03:54AM FILED/CERT

This Instrument Was Prepared By:
G. Wray Morse, Attorney at Law
1920 Valleydale Road
Birmingham, AL 35244

Send Tax Notice to:
Younus Saleh
493 Old Cahaba Way
Helena, Alabama 35080

STATE OF ALABAMA
COUNTY OF SHELBY

CORPORATION WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of **One Hundred Ninety One Thousand and 00/100 Dollars ($191,000.00)** to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, **Shelby Resources, Inc., an Alabama corporation** (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto **Younus Saleh and Shairoz Saleh** (hereinafter 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 the County of **Shelby** and State of **Alabama**, to-wit:

Lot 17, according to the map and survey of Old Cahaba II-B, as recorded in Map Book 30, Page 28, in the Probate Office of Shelby County, Alabama.

Note: $181,450.00 of the above purchase price is in the form of a mortgage in favor of Wachovia Mortgage Corporation, executed and recorded simultaneously herewith.

This conveyance is hereby made subject to restrictions, covenants, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD the same unto 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.

SUBJECT TO STATUTORY RIGHT OF REDEMPTION of all parties lawfully entitled thereto pursuant to the Code of Alabama (1975), and the amendments thereto.

PROPERTY SOLD AS IS and Grantor only warrants title from the time it obtained title until the date Grantor conveys its interest in the aforesaid property to the Grantees.

IN WITNESS WHEREOF, **Shelby Resources, Inc.** has hereunto set its signature by **Michael D. Phillips** its **President** on this the **23rd** day of **April, 2007**.

Shelby County, AL 04/25/2007
State of Alabama

Deed Tax:$10.00

Shelby Resources, Inc.

Michael D. Phillips

Michael D. Phillips, President

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that **Michael D. Phillips** as **President** of **Shelby Resources, Inc., an Alabama corporation**, 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 conveyance, he as such duly authorized officer executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the **23rd** day of **April, 2007**.

G. Wray Morse

G. Wray Morse, Notary Public

My Commission Expires: **9/10/2008**

Closing Form