

This instrument was prepared by:  
William H. Halbrooks, Attorney  
#1 Independence Plaza - Suite 704  
Birmingham, AL 35209

Send Tax Notice To:  
Swancy Tyrone Johnson, III  
236 Oxford Way  
Pelham, AL 35124  
(Also Property Address)

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 Three Hundred Eighty-Three Thousand Eight Hundred Thirty Dollars and No/100 ---(\$383,830.00). As evidenced by closing statement to the undersigned grantor, Gibson & Anderson Construction, Inc., a corporation. (Whose address is 2539 Rocky Ridge Rd., B'ham, AL 35243) (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

Swancy Tyrone Johnson, III and Rhonda Johnson  
(Whose address is the property address)  
(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 2696, according to the Survey of Weatherly Highlands The Ledges Sector 26, Phase Three, as recorded in Map Book 38, Page 71 A, B and C, in the Probate Office of Shelby County, Alabama.

Subject to: current taxes, easements and restrictions of record.

\$ 383,830.00 of the purchase price recited above was paid from 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. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, 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 the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of October, 2016.

ATTEST:

Gibson & Anderson Construction, Inc.  
By: [Signature]  
Edward T. Anderson, Vice President

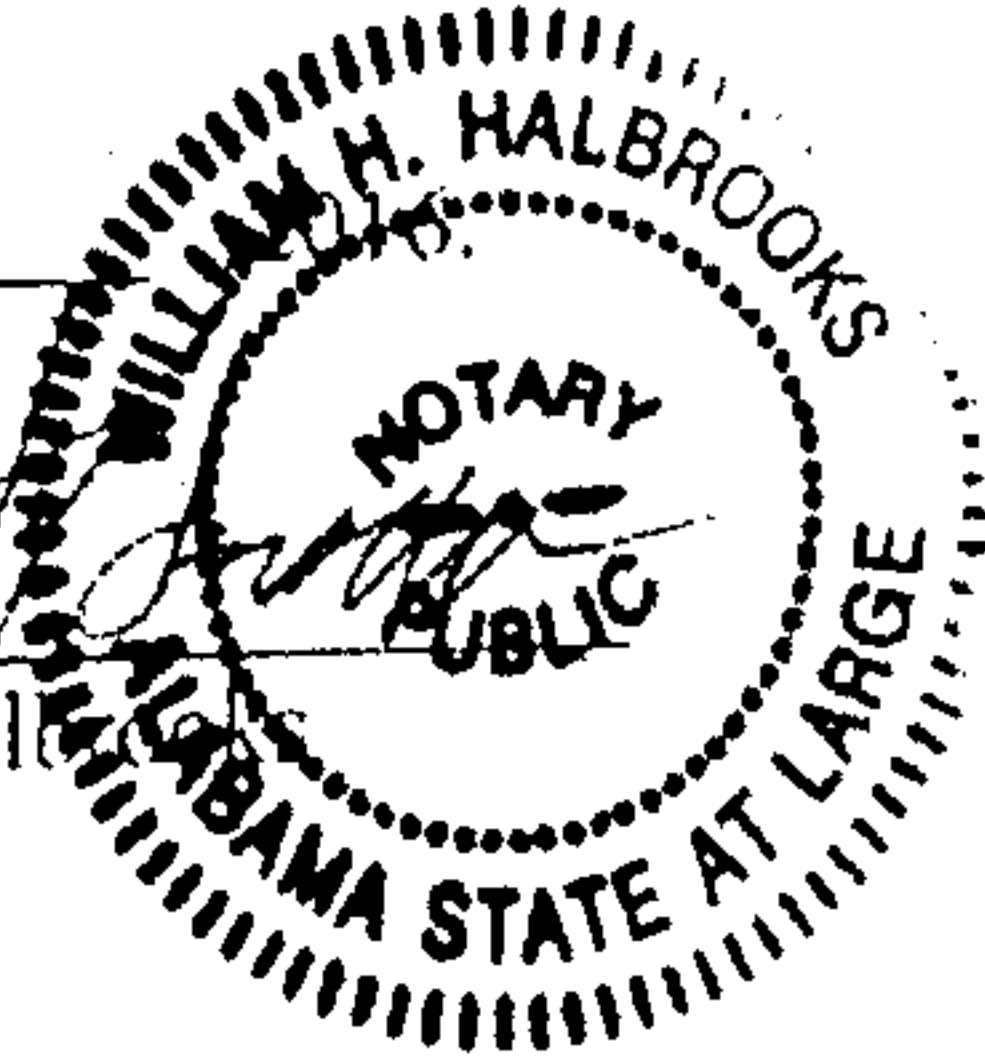
STATE OF ALABAMA )  
COUNTY OF JEFFERSON )

Corporate Acknowledgment

I, William H. Halbrooks, a Notary Public in and for said County in said State, hereby certify that Edward T. Anderson whose name as Vice President of Gibson & Anderson Construction, 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 31st day of October

My Commission Expires: 4/21/20

[Signature]  
Notary Public: William H. Halbrooks  




Filed and Recorded  
Official Public Records



20161102000401010 1/1 \$16.00  
Shelby Cnty Judge of Probate, AL  
11/02/2016 09:48:46 AM FILED/CERT

[Signature]