

SEND TAX NOTICE TO:

(Name) Donald Ray & Joan M. Allinder  
(Address) 3601 Cheshire Rd., B'ham, AL 35243

This instrument was prepared by

(Name) Lindsey J. Allison

(Address) Suite 9, 4509 Valleydale Rd., B'ham, AL 35243

Form 1-1-5 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred & Fifty Seven Thousand and Five Hundred Dollars and no cents DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Heartwood Homes, Inc.

(herein referred to as grantors) do grant, bargain, sell and convey unto

Donald R. and Joan M. Allinder ( as Husband and Wife )

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby

County, Alabama to-wit:

Lot 2, according to the survey of Meadow Brook, 5th Sector, First Phase, as recorded in Map Book 8, page 109, in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

Mortgage Recorded

BOOK 027 PAGE 404

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1985 MAY 17 AM 9:24

Thomas A. Swadlow, Jr.  
JUDGE OF PROBATE

RECORDING FEES	
Mortgage Tax	\$
Deed Tax	<u>157.50</u>
Mineral Tax	
Recording Fee	<u>250</u>
Index Fee	<u>100</u>
TOTAL	<u>\$ 161.00</u>

TO HAVE AND TO HOLD Unto the said GRANTEES 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 grantees 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 grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 10th day of May, 19 85.

WITNESS:

Heartwood Homes, Inc. - Jimmy Cato, President (Seal)

STATE OF ALABAMA

Shelby COUNTY }

I, James Ray Martin, a Notary Public in and for said County, in said State, hereby certify that Heartwood Homes, Inc. Jimmy Cato, President

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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this

10th

day of

May

A. D., 19

85

NATIONAL BANK  
of COMMERCE

P.O. BOX 10686  
BIRMINGHAM, ALABAMA 35202

James Ray Martin  
Notary Public