

(Name) Billy W. King and Mary Joan King
2913 Kirkcaldy Lane
(Address) Birmingham, AL 35243

This instrument was prepared by

(Name) ROBERT R. SEXTON, Attorney at Law
1600 City Federal Building
(Address) Birmingham, Alabama 35203

FM No. ATC 27 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

STATE OF ALABAMA

Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Sixteen Thousand and No/100 (\$116,000.00) DOLLARS

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

PRESTON G. THOMPSON and wife, JUDY B. THOMPSON

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

BILLY W. KING and MARY JOAN KING

(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 25, in Block 2, according to the Survey of Kirkwall, as Subdivision of Inverness, as recorded in Map Book 6, Page 152, in the Office of the Judge of Probate of Shelby County, Alabama. Mineral and mining rights excepted.

SUBJECT TO:

1. Ad valorem taxes due in the year 1985.
2. Easements as shown by record plat for public utilities.
3. Restrictions, conditions and limitations in Misc. Volume 20, Page 159.
4. Agreements with Alabama Power Company in Misc. Volume 20, Page 626.
5. Agreements as to underground cables in Misc. Volume 20, Page 629.
7. Easements to Alabama Power Company in Deed Volume 307, Page 423.
8. Mineral and mining rights and all rights incident thereto excepted in Deed Volume 42, Page 246.

\$115,000.00 of the purchase price recited above was derived from the proceeds of a mortgage loan closed simultaneously herewith.

I CERTIFY THAT
INSTRUMENT WAS FILED

1985 JUL 10 AM 10:56

Thomas H. Thompson, Jr.
JUDGE OF PROBATE

deed to - 100
250
100
4.50

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, we have hereunto set OUR hand(s) and seal(s), this 15th

day of August, 19 84

WITNESS:

Maureen Norris (Seal)
Barbara L. Wright (Seal)
Carl Edwards Smith (Seal)

Preston G. Thompson (Seal)
Judy B. Thompson (Seal)

STATE OF ALABAMA Georgia
Cobb COUNTY

I, Sharon Ann Smith, a Notary Public in and for said County, in said State,
hereby certify that PRESTON G. THOMPSON and wife, JUDY B. THOMPSON

whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me
on this day, that, being informed of the contents of the conveyance they executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 15th day of August, A. D., 19 84

Barnett Dingler Sharon Ann Smith
Notary Public.