

This instrument was prepared by

123

Send Tax Notice To: Herman Remke,

(Name) Jones & Waldrop RE192-87
(Address) 1009 Montgomery Highway
Birmingham, Al. 35216

name
5446 Dover Cliff Cir.
address
Birmingham, Al. 35243

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred thirty-nine thousand and no/100 (\$139,000.00) DOLLARS

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

Keith D. Watlington and his wife Mary C. Watlington

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

Herman Bernard Remke, Jr. and Ann Frye Remke

(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 24, according to the Survey of Meadow Brook 12th Sector, as recorded in Map Book 9, page 27 in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to: All easements, restrictions and rights of way of record.

\$131,850.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith.

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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 29th day of September, 19 87.

WITNESS KEITH D. WATLINGTON
By: Keith D. Watlington (Seal)
Texas Commerce Bank, N.A.,
as attorney in fact for Keith D. Watlington (Seal)
By: Mitzi Wright (Seal)
its Mitzi Wright,
Trust Real Estate Officer

MARY C. WATLINGTON
By: Mary C. Watlington (Seal)
Texas Commerce Bank, N.A., as
attorney in fact for Mary C. Watlington (Seal)
By: Mitzi Wright (Seal)
its Mitzi Wright
Trust Real Estate Officer

STATE OF ALABAMA COUNTY Attested by: Sue Williamson General Acknowledgment
Sue Williamson, Trust Real Estate Officer
a Notary Public in and for said County, in said State,
I, _____ hereby certify that _____ whose name _____ signed to the foregoing conveyance, and who _____ known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance _____ executed the same voluntarily on the day the same bears date.
Given under my hand and official seal this _____ day of _____ A. D., 19 _____

State of Texas
County of Harris

I, the undersigned, a Notary Public in and for said county in said State, hereby certify that Mitzi Wright as Trust Real Estate Officer of Texas Commerce Bank, N.A.* acting as Attorney in Fact under Power of Attorney for Keith D. Watlington and his wife Mary C. Watlington,* 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, she in her capacity as such officer and with full authority, and the corporation acting under its capacity as Attorney-in-Fact under Power of Attorney for Keith D. Watlington and his wife Mary C. Watlington, executed the same voluntarily for and as the said act of said corporation on the day the same bears date.

Given under my hand this the 29th day of September, 1987.

F. Leeson
NOTARY PUBLIC

F. LEESON
Notary Public, State of Texas
My Commission Expires 5-15-88

* a corporation,
** whose name

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1987 OCT -2 AM 10:38

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax \$ 7.50
2. Mtg. Tax _____
3. Recording Fee 5.00
4. Indexing Fee 1.00
TOTAL 13.50

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BOOK 153 PAGE 682

Return to:

Jones & Haddock

TO _____

WARRANTY DEED
JOINT TENANTS WITH
RIGHT OF SURVIVORSHIP

Recording Fee \$ _____
Deed Tax \$ _____

THIS FORM FROM
LAND TITLE COMPANY OF ALABAMA
317 NORTH 20th STREET
BIRMINGHAM, ALABAMA 35203