

STATUTORY WARRANTY DEED

\$5000.00

This instrument was prepared by
(Name) Lamar Ham
(Address) 3512 Old Montgomery Highway
Birmingham, AL 35209
WARRANTY DEED-

Send Tax Notice To: Martha S. Vann
name
1333 Orlando Cir
address
Bham AL 35215

STATE OF ALABAMA }
Jefferson COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and 00/100 -----Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Walter W. Kennedy, Jr., a married man

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Martha S. Vann

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 11, Block 3, according to the survey of Cedar Cove, Phase III, as recorded in Map Book 10, page 34 in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, restrictions, mineral and mining rights and rights of way of record.

This property is not the homestead of the Grantor herein.

This is a statutory warranty deed, and Grantor herein warrants title only from the time that title was vested in him.

1. Deed Tax \$ 5.00
2. Mtg. Tax 2.50
3. Recording Fee 1.00
4. Indexing Fee 8.50
TOTAL 17.00

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
88 MAR -9 PM 3:52
JUDGE OF PROBATE

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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 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 will and lawfully defend the same to the said GRANTEES, their heirs and assigns.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 23rd day of February, 1988

(Seal) Walter W. Kennedy, Jr. (Seal)
Walter W. Kennedy, Jr. (Seal)
(Seal) (Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Walter W. Kennedy, Jr., a married man 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 23rd day of February, A. D., 1988.

Joyanne L. Trullion
Notary Public