

THIS INSTRUMENT PREPARED BY: 799

Send Tax Notice To:

NAME John W. Sudderth, Attorney at Law

Jetra Davis

ADDRESS: 5385 First Ave. No., B'ham, Al 35212

1818 Chandamont Circle

Pelham, Al 35124

WARRANTY DEED (Without Survivorship)

Alabama Title Co., Inc. 309000

BIROINGHAM ALA

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars and other consideration

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

Guilford A. Davis

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

Jetra Davis

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

Lot 53, according to Map of Chandalar South, First Sector, as recorded in Map Book 5, Page 106, in the Probate Office of Shelby County, Alabama.

Subject to recorded easements and restrictions of record.

Subject to that certain mortgage recorded in Mtg. Volume 340, Page 112.

This subject conveyance is in accordance with the Decree of Divorce cited as DR 88- 503-823 JGB, Jefferson County, Alabama.

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 GRANTEE, 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 GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 1st day of September, 1988.

Guilford A. Davis (Seal)

STATE OF ALA. CHIEF CLERK I CERTIFY THIS INSTRUMENT WAS FILED

88 NOV 14 AM 9:08

1. Deed Tax \$ 20.00
2. Mtg Tax
3. Recording Fee 7.50
4. Indexing Fee 1.00

TOTAL \$ 33.50 General Acknowledgment

STATE OF ALABAMA OF PROBATE Jefferson COUNTY

I, John W. Sudderth, a Notary Public in and for said County, in said State, hereby certify that Guilford A. Davis 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 and executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1st day of September, A. D., 1988.

John W. Sudderth Notary Public.

BOOK 213 PAGE 286