

This form furnished by:

Cahaba Title, Inc.

Riverchase Office
(205) 988-5600

Eastern Office
(205) 833-1571

This instrument was prepared by:

(Name) Annie Pearl Armstrong
(Address) Po Box 41
Alabaster, Al. 35007

1950

Send Tax Notice to:

(Name) Robert McRay Armstrong
(Address) 1400 Nara ju Tr.
Alabaster, Al. 35007

WARRANTY DEED

STATE OF ALABAMA

_____ COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fourteen Thousand, Two Hundred Fifty + ⁰⁰/₁₀₀ (14,250) dollars.

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

Annie Pearl Armstrong, a widow

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

Robert McRay Armstrong

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

Lot 12 in Block 2, according to Alabaster Highlands Subdivision in NE ¹/₄ of NE ¹/₄, Section 3, and in NW ¹/₄ of NW ¹/₄, Section 2, All in Township 21 Range 3 West, according to Map as recorded in Map Book 4, on page 43 in the Probate office of Shelby County, Alabama.
Situated in Shelby County, Alabama

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

90 APR 30 AM 9:30

Thomas A. Shivers, Jr.
JUDGE OF PROBATE

Annie Pearl Armstrong is the surviving grantee in that certain survivorship deed recorded in Book 232 page 847. the other grantee, Harvey M. Armstrong having died on April 17, 1989.

1. Deed Tax	\$ 14.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 3.50
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 21.00

BOOK 289 PAGE 65

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 said grantee, his, her or 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 stated 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, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 24 day of May, 19 1989

(Seal) Annie Pearl Armstrong (Seal)

(Seal) _____ (Seal)

(Seal) _____ (Seal)

STATE OF ALABAMA

Shelby County }

_____ County }

General Acknowledgment

I, Jon Ellen Nix

a Notary Public in and for said County,

in said State, hereby certify that Annie Pearl Armstrong

whose name(s) 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 24th day of May, 19 89

November 15, 1992

My Commission Expires:

Jon Ellen Nix
Notary Public