

1092

TITLE NOT EXAMINED

This instrument was prepared by:

Claude McCain Moncus  
Corley Moncus & Ward, P.C.  
2100 SouthBridge Parkway  
Suite 650  
Birmingham, AL 35209

STATE OF ALABAMA )  
JEFFERSON COUNTY )

That in consideration of Ten Dollars (\$10.00) and love and affection to the undersigned Grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we, Hugh Linder and Eleanor S. Linder, husband and wife, (herein referred to as Grantors) do grant, bargain, sell and convey unto Marian Linder Bradford, James Hugh Linder, Eleanor Linder Green, and Carol Linder Morgan, (herein referred to as Grantees), each an undivided one-fourth (1/4th) interest, in the following described real estate situated in Shelby County, Alabama, to-wit:

The East Half of the Northeast Quarter (E 1/2 of NE 1/4) of Section 30, Township 19 south, Range 2 East, lying North of U.S. Highway 280 right-of-way.

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

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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.

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The Grantees, their heirs, executors and administrators, successors, and assigns, by acceptance of this conveyance, hereby waive any right of partition as to the property herein conveyed and further waive any right to take any other action which otherwise might be available to any of them for the purpose of severing their relationship as joint owners or tenants in common as to the property herein conveyed.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 22 day of May, 1990.

Hugh Linder  
Hugh Linder

Eleanor S. Linder  
Eleanor S. Linder

STATE OF ALABAMA )  
JEFFERSON COUNTY )

I, the undersigned, a Notary Public in and for said county in said State, hereby certify that Hugh Linder and Eleanor S. Linder, husband and wife, 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 22nd day of May, 1990.

Franka D. Strong  
NOTARY PUBLIC

Commission Expires 10/90

STATE OF ALA. SHERIFF C.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

90 JUN 15 AM 9:07

JUDGE OF THE PAIR

1. Deed Tax	\$ 25.00
2. Not. Tax	\$
3. L. Tax	\$ 3.00
4. S. Tax	\$ 3.00
5. ...	\$ 1.00
6. ...	\$
Total	\$ 35.00