

Send Tax Notice To:
RUSSELL E. WILSON
1337 3rd Court S.W.
Alabaster, AL. 35007



JEFFERSON TITLE CORPORATION

This instrument was prepared by P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

(Name) JAMES A. HOLLIMAN ATTORNEY
3821 Lorna Road, Suite 110
(Address) Birmingham, AL. 35244

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of FIFTY-NINE THOUSAND FIVE HUNDRED AND NO/100 (\$59,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
JAMES M. RUSSELL, an unmarried man and
DORINDA D. RUSSELL, an unmarried woman

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

RUSSELL E. WILSON and wife, JILL C. WILSON

(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 35, according to the Resurvey of Lots 31, 32 and 33, according to the Survey of Kenton Brant Nickerson Subdivision, as recorded in Map Book 5, Page 88, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO: (1) Taxes for the year 1991 and subsequent years.
(2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.

\$60,048.00 is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

1. Deed Tax	<u>No tax paid</u>
2. Mtg. Tax	<u>2.50</u>
3. Recording Fee	<u>3.00</u>
4. Indexing Fee	<u>1.00</u>
5. No Tax Fee	<u>1.00</u>
6. Certified Fee	<u>1.00</u>
Total	<u>7.50</u>

STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILED

91 APR 18 AM 9:35

JUDGE OF PROBATE

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 12th day of April, 19 91

WITNESS:

(Seal) James M. Russell (Seal)
JAMES M. RUSSELL
(Seal) Dorinda D. Russell (Seal)
DORINDA D. RUSSELL
(Seal) _____ (Seal)

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that JAMES M. RUSSELL, an unmarried man and DORINDA D. RUSSELL, an unmarried woman whose name s 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 12th day of April, A.D., 19 91

My Comm. Expires: 3-10-93