

WARRANTY DEED

This Instrument Was Prepared By:

SEND TAX NOTICE TO:

✓ Janice T. Kelly
908 Belgrave Court
Birmingham, AL 35242

Inst # 1997-22152

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of ONE HUNDRED DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATIONS (\$100.00), to the undersigned Grantors in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, **James A. Kelly, Jr. and wife Janice T. Kelly**, (herein referred to as Grantors) do grant, bargain, sell and convey unto **Janice T. Kelly** (herein referred to as Grantee) the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Lot 13, according to the Survey of Greystone, 6th Sector, as recorded in Map 17, Page 54 A, B & C, in the Office of the Judge of Probate Shelby County, Alabama.
Mineral and mining rights excepted.

Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record.


Subject to that certain mortgage dated 3/13/97 to Norwest Mortgage.

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns, forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with 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 Grantee, her heirs, and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, We have hereunto set our hands and seal, this 13th day of March, 1997.


James A. Kelly, Jr.


Janice T. Kelly

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **James A. Kelly, Jr. and wife, Janice T. Kelly**, 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 the 13th day of March, 1997.


Notary Public

My Commission Expires: 11-1-2000

07/15/1997-22152
08:36 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MEL 9.00