

This instrument was prepared by

(Name) First Real Estate Corporation of Alabama

(Address) P. O. Box 371 Pelham, Alabama 35124 6151

WARRANTY DEED- LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seven Thousand Five Hundred and no/100-----Dollars..
(And the assumption of the below described mortgage.)

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

James D. Alexander and wife, Glenda Janell Alexander

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

Robert B. Ford Jr. (an unmarried man)

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

Lot 12 and the South portion of lot 13, described as follows: Beginning at the SE corner of lot 13, go South 88 deg. 41' West along the South boundary of lot 13 for 163.68 feet to the SW corner of said lot; thence North 0 deg. 52' East for 21.50 feet; thence North 9 deg. 55' East for 75.73 feet; thence South 66 deg. 37' East for 144.59 feet to the West boundary of Pine Wood Lane; thence along this boundary for 40.20 feet to the point of beginning, of Bridlewood Forest Subdivision as recorded in Map Book 5 page 52 in Probate Office of Shelby County, Alabama. Situated in town of Montevallo, Shelby County, Alabama.

Subject to all covenants, restrictions, conditions, limitations, rights of way and easements of record.

And as further consideration, the Grantees herein, hereby expressly assume and promise to pay that certain indebtedness secured by that certain mortgage in favor of Home Federal Savings and Loan Association of Birmingham, dated 21st May, 1973 and recorded in Mortgage Book 331 page 222 in Probate Office, according to the terms and conditions of said mortgage and the indebtedness secured thereby.

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Shelby Cnty Judge of Probate, AL
06/12/1974 12:00:00AM FILED/CERT

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 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 hands(s) and seal(s), this 8th

day of JUNE, 1974...

(Seal)

(Seal)

(Seal)

James D. Alexander (Seal)

Glenda Janell Alexander (Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James D. Alexander and Glenda Janell Alexander whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this 8th day of JUNE, 1974, 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 8th day of JUNE, A. D., 1974...

Frederick H. Hinkle
Notary Public