

This instrument was prepared by
(Name) Frank K. Bynum, Attorney

applied on the purchase price
the property described herein, conveyed to
mortgagors simultaneously herewith.

(Address) 1701 City Federal Building, Birmingham, Alabama 35203

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY}

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of FIFTY TWO THOUSAND AND NO/100 DOLLARS— (\$52,000.00)

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

Guy L. Burns, Jr. and wife, Elizabeth B. Burns

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

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

Lot 2, according to the plat of Sector 2, Spring Garden Estates, as recorded in Map Book 5, Page 12, in the Office of the Judge of Probate of Shelby County, Alabama.

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

\$41,600.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

\$41,600.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.



19750528000025570 1/1 \$00
Shelby Cnty Judge of Probate, AL
05/28/1975 12:00:00AM FILED/CERT

1975 MAY 28 PM 8:53
Shelby 10-52
Guy L. Burns
Judge of Probate
JUDGE OF PROBATE

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 26th day of May, 1975.

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
JEFFERSON COUNTY}

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Guy L. Burns, Jr. and wife, Elizabeth B. Burns, 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 26th day of

May

A. D., 19 75.

Frank K. Bynum

Notary Public