

This instrument was prepared by

REAL 1351 PAGE 614

Donald L. Newsom
of CORRETTI, NEWSOM, ROGERS & MAY, Attys.

(Name)

(Address)

529 Frank Nelson Building
BIRMINGHAM, ALABAMA 35203

CORPORATION FORM WARRANTY DEED - AMERICAN TITLE INS. CO., Birmingham, Alabama

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,
172

2,625.00 + 7mly
9-28-76

That in consideration of Eighty thousand, five hundred and No/100 - - - - DOLLARS,

to the undersigned grantor, Johnson-Rast & Hays Co. a corporation,
in hand paid by Charles Wayne Mercer

the receipt of which is hereby acknowledged, the said Johnson-Rast & Hays Co.

does by these presents, grant, bargain, sell and convey unto the said Charles Wayne Mercer
partly in Shelby County, Alabama, and partly in
the following described real estate, situated in Jefferson County, Alabama, to-wit:

Lot 2, Block 6, according to Altadena Bend, Third Sector, as recorded
in Map Book 106, page 90, in the Probate Office of Jefferson County,
Alabama.

Subject to ad valorem taxes for tax year 1976;
Subject to 35 foot building line and 10 foot easement on rear as shown by
recorded map;
Subject to sanitary sewer agreement recorded in Real 1184, page 434, in the
aforesaid Probate Office;
Subject to right of way to Alabama Power Company in Real 1187, page 553, in
said Probate Office;
Subject to restrictions in Real 1204, page 461, in said Probate Office;
Subject to agreement with Alabama Power Company in Real 1204, page 462, in
said Probate Office.

\$ 77,875.00 of the purchase price recited above was paid from a mortgage
loan closed simultaneously with delivery of this deed.

TO HAVE AND TO HOLD, To the said Charles Wayne Mercer, his heirs and assigns forever.

And said Johnson-Rast & Hays Co does for itself, its successors
and assigns, covenant with said Charles Wayne Mercer, his

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors
and assigns shall, warrant and defend the same to the said Charles Wayne Mercer, his

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Johnson-Rast & Hays Co by its

President, Robert E. Reed, who is authorized to execute this conveyance,

has hereto set its signature and seal, this the 24th day of September, 1976.

JOHNSON-RAST & HAYS CO

ATTEST:

By [Signature] President

STATE OF ALABAMA
COUNTY OF JEFFERSON

19761007000095980 1/2 \$.00
Shelby Cnty Judge of Probate, AL
10/07/1976 12:00:00AM FILED/CERT

I, the undersigned a Notary Public in and for said County, in
said State, hereby certify that Robert E. Reed
whose name as President of Johnson-Rast & Hays Co
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on
this day that, being informed of the contents of the conveyance, he, as such officer and with full authority,
executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 24th day of September, 1976.

[Signature] Notary Public

20021001

007

CORRETTI, NEWSOM, ROGERS & MAY, ATTYS.
FRANK NELSON BLDG. 2511166

BIRMINGHAM, ALA. 35203

Johnson - Frost & Day Co.

Charles Wayne Francis

WARRANTY DEED 360

STATE OF ALABAMA
COUNTY OF

Office of the Judge of Probate:

JUDGE OF PROBATE

PD. ON THIS INSTRUMENT.
REC. TAX

SEP 28 9 19 AM '76

STATE OF ALA. JEFFERSON CO.
1 CERTIFY THIS INSTRUMENT

REAL 1351 PAGE 615

Recording Fee \$.....

THIS FORM FROM

Continental
Title Insurance Company

meicam

TITLE

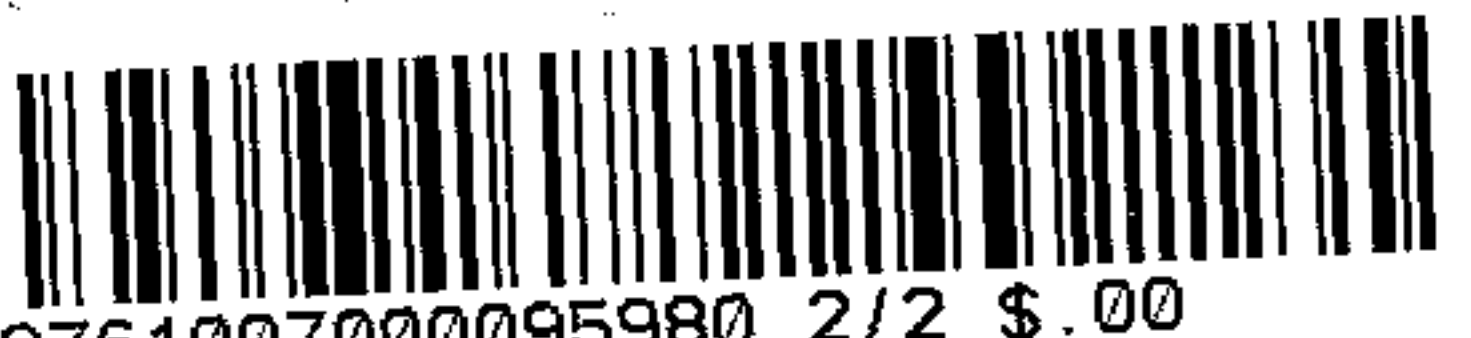
REALTY TITLE DIVISION
2025 4TH AVENUE NORTH
BIRMINGHAM, ALABAMA

BOOK 301 PAGE 327
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1976 OCT -7 AM 10:03

Dep in Jefferson
Camey H. Hester

JUDGE OF PROBATE



19761007000095980 2/2 \$.00
Shelby Cnty Judge of Probate, AL
10/07/1976 12:00:00AM FILED/CERT