

THIS INSTRUMENT PREPARED

NAME Larry L. Halcomb, c/o SEIER & HALCOMB, Attorneys at Law

ADDRESS 3349 Montgomery Highway, Homewood, Alabama 35209

WARRANTY DEED (Without Survivorship) ALABAMA TITLE CO., INC.

State of Alabama

SHELBY COUNTY

Know All Men By These Presents,

That in consideration Forty four thousand five hundred and no/100 (\$44,500.00) DOLLARS

to the undersigned grantor James R. Little and wife, Elaine D. Little

in hand paid by Richard L. Durham

the receipt whereof is acknowledged we the said James R. Little and wife Elaine D. Little

do grant, bargain, sell and convey unto the said Richard L. Durham

the following described real estate, situated in Shelby County, Alabama,

to-wit:

Lot 11, Block 1, according to the Survey of Cahaba Valley Estates, Second Sector, as recorded in Map Book 5, page 93, in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1977.

Subject to restrictions, including basement restrictions, of record.

Subject to easements, building lines and rights of way of record.

19770602000053400 1/1 \$.00
Shelby Cnty Judge of Probate, AL
06/02/1977 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1977 JUN -2 AM 9:28

\$ 42,000.00 of the purchase price recited above
was paid from a mortgage loan closed simultaneously herewith.

Deed Tax 2.50
F. Thomas A. Snowden, Jr. Rec. 1.50
JUDGE OF PROBATE Index 1.00
5.00

See entry 365-561

TO HAVE AND TO HOLD, to the said GRANTEE(S) his, her or their assigns forever.

And ~~we~~ (we) do, for ~~myself~~ (ourselves) and for ~~my~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances:

that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (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 and seal this 31st day of May, 1977.

WITNESS:

James R. Little
JAMES R. LITTLE
Elaine D. Little
ELAINE D. LITTLE

State of Alabama

Jefferson COUNTY

General Acknowledgement

I, Larry L. Halcomb, hereby certify that James R. Little and wife, Elaine D. Little whose names are signed to the foregoing conveyance, and who are me on this day, that, being informed of the contents of the conveyance they on the day the same bears date.

, a Notary Public in and for said County, in said State,

know to me, acknowledged before
executed the same voluntarily

Given under my hand and official seal this 31 day of May

My Commission Expires January 23, 1978 Notary Public