

This instrument was prepared by  
FRANK K. BYNUM, ATTORNEY

8866

3410 INDEPENDENCE DRIVE, BIRMINGHAM, ALABAMA 35209

Form 1-1-27 Rev. 1-66  
WARRANTY DEED

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of THIRTEEN THOUSAND AND NO/100 DOLLARS (\$13,000.00) AND THE ASSUMPTION OF THE HEREINAFTER 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,

Judy B. Kern

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

Robert W. Bone and B. L. Chenault

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

Lot 3, Block 3, according to the Survey of Brookfield,  
First Sector, as recorded in Map Book 5, Page 125, 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.

As part of the consideration herein, the grantees agree to assume and pay the unpaid balance of that certain mortgage to Johnson-Rast & Hays Company as recorded in Volume 336, Page 342; and assigned to Federal National Mortgage Association by instrument recorded in Misc. Volume 6, Page 892, in the Office of the Judge of Probate of Shelby County, Alabama.

19780315000032320 1/1 \$ .00  
Shelby Cnty Judge of Probate, AL  
03/15/1978 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, I have hereunto set my hands(s) and seal(s), this 13th day of March, 1978.

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

1978 MAR 15 AM 8:41 (Seal)

Thomas A. Snow, Jr. (Seal)  
JUDGE OF PROBATE

Judy B. Kern (Seal)  
Judy B. Kern (Seal)

(Seal)

STATE OF ALABAMA  
JEFFERSON COUNTY

Deed 13.00  
Rec. 1.50  
Index 1.00  
15.50

General Acknowledgment

I, the undersigned  
hereby certify that Judy B. Kern  
whose name 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 she executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 13th day of

March A. D., 19 78.  
Notary Public.