

This instrument was prepared by

(Name) William H. Halbrooks

(Address) 2117 Magnolia Avenue



19781208000164320 1/1 \$.00
Shelby Cnty Judge of Probate, AL
12/08/1978 12:00:00AM FILED/CERT

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

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifteen Thousand Five Hundred Sixty-Eight and 14/100-----Dollars

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

Paul Lauren Barrett and wife, Deborah B. Barrett

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

Delores S. Lane

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

Lot 16, Block 3, according to the Survey of Brookfield, Second Sector, as recorded in Map Book 6, Page 16, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to:

1. Current taxes.
2. 30 foot building set back line from Adams Street.
3. Utility easements as shown on recorded map of subdivision.
4. Transmission line permits to Alabama Power Co. recorded in Deed Book 121, Page 40; in Deed Book 127, Page 504; in Deed Book 245, Page 24, and in Deed Book 285, Page 280, in Probate Office.
5. Permit to South Central Bell Telephone Company recorded in Deed Book 285, Page 719, in Probate Office.
6. Restrictive covenants as to underground cables, recorded in Misc. Book 7, Page 837, and Agreement with Alabama Power Co., in Misc. Book 8, Page 131, in Probate Office.

And as further consideration the grantees herein expressly assume and promise to pay that certain mortgage to Real Estate Financing, Inc., recorded in Mortgage Book 342, Page 462, in said Probate Office, according to the terms and conditions of said mortgage and the indebtedness thereby secured.

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 (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 27th day of November, 1978.

STATE OF ALABAMA, Shelby County (Seal)

Paul Lauren Barrett (Seal)
Paul Lauren Barrett

Deborah B. Barrett (Seal)
Deborah B. Barrett

STATE OF ALABAMA, Jefferson County

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Paul Lauren Barrett and wife, Deborah B. Barrett, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on the day of the month of November, 1978, 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 27th day of November, A. D., 1978.

Notary Public