

(Name) Robert R. Sexton

(Address) 912 City Federal Building Birmingham, Alabama 35203

Form 1-1-6 Rev. 8-70

CORPORATION FORM WARRANTY DEED—LAWYERS TITLE INS. CORP., BIRMINGHAM, ALABAMA



19790125000010000 1/1 \$.00
Shelby Cnty Judge of Probate, AL
01/25/1979 12:00:00AM FILED/CERT

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty One Thousand Three Hundred Ninety Five and No/100--DOLLARS,

to the undersigned grantor, Realty Brokers, Inc. a corporation,
in hand paid by Bjarne R. Kristensen

the receipt of which is hereby acknowledged, the said Realty Brokers, Inc.

does by these presents, grant, bargain, sell and convey unto the said Bjarne R. Kristensen

the following described real estate, situated in Shelby County, Alabama to-wit:

Lot 25, according to the Survey of Cahaba Manor Town Homes, Second Addition, as recorded in Map Book 7, page 62, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

Ad valorem taxes due October 1, 1979.

Easements to Alabama Power Company in Deed Book 108, page 379, and Deed Book 313, page 789.

Restrictive covenants as to underground cables in Misc. Vol. 27, page 420, which contain no reversionary clause.

Agreements with Alabama Power Company in Misc. Volume 27, page 421.

Easements to Pelham Sewer Fund in Deed Book 316, page 158.

Covenants regarding sewer system in Misc. Volume 28, page 144.

Restrictions, conditions and limitations in Misc. Volume 27, page 147, which contain no reversionary clause.

\$39,250.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith delivery of this deed.

TO HAVE AND TO HOLD, To the said Bjarne R. Kristensen, his

heirs and assigns forever.

And said Realty Brokers, Inc. does for itself, its successors
and assigns, covenant with said Bjarne R. Kristensen, his

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, 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

Bjarne R. Kristensen, his heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Realty Brokers, Inc. by its

Vice President, Ronald H. Dyar, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 19th day of January, 1979.

ATTEST:

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

REALTY BROKERS, INC.

JAN 25 AM 8:58
Secretary

By Ronald H. Dyar
Ronald H. Dyar, Vice-President

STATE OF ALABAMA
COUNTY OF JEFFERSON

Deed 250
Reg. 150
Ind. 100
5.00
Secnty. 387-703

I, the undersigned said State, hereby certify that Ronald H. Dyar whose name as Vice President of Realty Brokers, Inc. 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 19th day of January

Nancy W. Harrison
Notary Public

Barnett, Angle, Robert Sexton