

This instrument was prepared by

This is furnished by

(Name) H. Jadd Fawwal, Attorney

(Address) 706 Massey Building



Jefferson Land Title Services Co., Inc.

318 21ST NORTH • P. O. BOX 10481 • PHONE (205) 328-8620

BIRMINGHAM, ALABAMA 35201

AGENTS FOR

Mississippi Valley Title Insurance Company

Corporation Form Warranty Deed

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED SIXTEEN THOUSAND AND NO/100'S (\$116,000.) DOLLARS to the undersigned grantor, JOHNSON, RAST & HAYS Co., Inc. a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged the said GRANTOR does by these presents, grant, bargain, sell and convey unto

WADE S. CORY AND WIFE SUE CORY

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

Lot 12 according to the survey of Second Addition, First Revision to Riverchase Country Club, as recorded in Map Book 7, page 121, in the Probate Office of Shelby County, Alabama.

Subject To:

1. 40' Easement as shown by recorded map.
2. Agreement to Alabama Power Company recorded in Misc. Volume 23, page 626, in the Probate Office of Shelby County, Alabama.
3. Restrictions recorded in Bessemer Real348, page 49, Real 349, page 822, Real 348, page 837, and Real 348 page 875, in the Probate Office of Jefferson County, Alabama.
4. Restrictions recorded in Misc. Vol. 22, page 762, in the Office of Probate of Shelby County, Alabama.



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Shelby Cnty Judge of Probate, AL
07/26/1979 12:00:00AM FILED/CERT

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\$75,000.00 of the purchase price \$116,000.00 was paid from a mortgage loan closed simultaneously with delivery of this deed.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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 GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its authorized to execute this conveyance, hereto set its signature and seal,

President, who is

this the 20th day of July, 1979

ATTEST:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS

NOTARY PUBLIC FOR JOHNSON-RAST & HAYS Co., Inc.

Secretary 5:39 JUL 26 AM 8:54 By

President

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned

Thomas J. Snowden, Jr.
JUDGE OF PROBATE

Deed 41.00 Sec mtg 394-303
Rec. 1.50
Dud. 1.00
43.50
a Notary Public in and for said County, in said State,

hereby certify that Robert E. Reed

whose name as President of Johnson, Rast and Hays, Co., 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 20th day of July, 1979

Jefferson Fed. Sav. & Loan
215 No 21st St.
Notary Public Mary D. Clayton