

This instrument was prepared by

(Name) WILLIAM J. WYNN, ATTORNEY AT LAW

(Address) 3400 MONTGOMERY HIGHWAY, PELHAM, ALABAMA 35124

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

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:



19800630000071630 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
06/30/1980 00:00:00 FILED/CERTIFIED

That in consideration of Fifty-Seven Thousand One Hundred Forty-Nine and 15/100-----DOLLARS (\$49,899.15 of the above consideration being in the form of a mortgage assumed)

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

GARY J. ROBERTS AND WIFE, SHARON ROBERTS,

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

RONALD P. GENRY, an unmarried man,

(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 a Resurvey of Fernwood, Third Sector, as recorded in Map Book 7, Page 80, in the Probate Office of Shelby County, Alabama.

Situated in Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 1980.
2. Building set back lines, restrictive covenants and conditions of record.
3. Title to minerals underlying caption lands, with mining rights and privileges pertaining thereto of record.
4. Mortgage to Engel Mortgage Company, Inc., recorded in Mortgage Book 400, Page 572, in the Probate Office of Shelby County, Alabama, which Grantee assumes and agrees to pay.

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, We have hereunto set our hands(s) and seal(s), this 26th day of June, 1980.

(Seal)
JUN 30 AM 9:31
(Seal)
(Seal)

x Gary J. Roberts (Seal)
GARY J. ROBERTS
Sharon Roberts (Seal)
SHARON ROBERTS
(Seal)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that GARY J. ROBERTS AND WIFE, SHARON ROBERTS, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that 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 26th day of

June

A. D. 1980.

Notary Public