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Send Tax Notice to:
Name Real Estate Financing, Inc.
Address P.O. Box 669

This instrument was prepared by

(Name) WILLIAM J. WYNN, ATTORNEY AT LAW

(Address) 2850-F Highway 31 South, Pelham Mall, Pelham, Al. 35124 Montgomery, Al. 36101

Zip
WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR - LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of FIFTY THOUSAND SEVEN HUNDRED SIXTY-NINE AND 82/100-----DOLLARS (\$41,069.82 of the above consideration being in the form of a mortgage assumed)

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

WILLIAM BYNUM BURBAGE, JR. AND WIFE, KATHY C. BURBAGE,

(herein referred to as grantors) do grant, bargain, sell and convey unto

LARRY C. PAYNE AND WIFE, MARY L. PAYNE,

(herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 40, 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. Situated in Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 1981.
2. Easements, restrictive covenants and conditions of record.
3. Mortgage to Real Estate Financing, Inc., recorded in Mortgage Book 395, Page 561, in the Probate Office of Shelby County, Alabama, which was transferred to Federal National Mortgage Association, in Misc. Book 32, Page 741, in said Probate Office, which Grantees assume and agree to pay.

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Shelby Cnty Judge of Probate, AL
05/28/1981 00:00:00 FILED/CERTIFIED

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TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

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 hand(s) and seal(s), this 22nd day of May, 1981.

WITNESS:

Dec 1 50 (Seal)
Dec 17 10.00 (Seal)
Jan 1 60 (Seal)
12.50 MAY 28 AM 10:04 (Seal)

William Bynum Burbage, Jr. (Seal)
WILLIAM BYNUM BURBAGE, JR. (Seal)
KATHY C. BURBAGE (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 WILLIAM BYNUM BURBAGE, JR. AND WIFE, KATHY C. BURBAGE, 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 22nd day of May, A. D., 1981

Notary Public