

11300⁰⁰

STATE OF ALABAMA)
 :
 COUNTY OF SHELBY)

THIS INDENTURE MADE AND ENTERED INTO on this the 21 day of January, 1982, by and between KEITH SHARP and wife, VALERIE SHARP, as parties of the first part, and NALDA J. COOPER, a single woman, as party of the second part.

- W I T N E S S E T H -

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 (\$10.00) Dollars, and other good and valuable considerations to the parties of the first part in hand paid by the party of the second part, the receipt of which is hereby acknowledged, and the further consideration of the ASSUMPTION by the party of the second part of the outstanding balance due on that certain real estate mortgage heretofore executed and delivered to UNITED FEDERAL which said mortgage appears of record in the Office of the Judge of Probate of Shelby County, Alabama, the parties of the first part have given, granted, bargained, sold and conveyed, and do by these presents give, grant, bargain, sell and convey unto the party of the second part the following described real estate lying and being situated in the County of Shelby, State of Alabama, to-wit:

Condominium Unit 113 of Cambrian Wood Condominium, a condominium according to the Declaration of Condominium Ownership of Cambrian Wood Condominium recorded in Book 12, beginning at Page 87, as amended by Amendment No. 1, recorded in Book 13, beginning at page 344, in the Probate Judge's Office of Shelby County, Alabama.

TO HAVE AND TO HOLD the above described lot or parcel of land together with all and singular the rights, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the party of the second part, her heirs and assigns forever.

And the parties of the first part do hereby covenant with the party of the second part that they are lawfully seized in fee of said premises: that they have a good right to sell and convey the same; that said premises are free from encumbrances except ad valorem taxes due October 1, 1982, and any restrictions of record in said Probate Office pertaining to the above described property, and the above mentioned mortgage, and that they will warrant and forever defend the title to the said premises against the lawful claims and demands of all persons whomsoever, except as shown hereinabove.

IN WITNESS WHEREOF, the parties of the first part have hereunto set their hands and seals on this the day and year first above written.

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

1982 FEB -8 AM 10:37

Keith Sharp (SEAL)
 Valerie Sharp (SEAL)
 Valerie Sharp

STATE OF ALABAMA)
 :
 COUNTY OF MADISON)

Recd 11.50
 Rec 1.50
 Ind. 1.00
 14.00

I, the undersigned Notary Public in and for said county in said state, hereby certify that Keith Sharp and wife, Valerie Sharp, 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 seal on this the 21 day of January, 1982.

Caren G. Bible
 Notary Public

Leach. Hange

THIS INSTRUMENT PREPARED BY:
 Stephen M. Wilson
 Johnston, Johnston & Moore
 116 South Side Square
 Huntsville, Alabama 35801

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