

This instrument was prepared by

(Name) LARRY L. HALCOMB
ATTORNEY AT LAW
(Address) 3512 OLD MONTGOMERY HIGHWAY
HOMESWOOD, ALABAMA 35208

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 Fourteen thousand two hundred nine and no/100 (\$14,209.00) DOLLARS and the assumption of the mortgage recorded in Book 416, page 34, Probate Office of Shelby County, Alabama, to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Walter B. Abbott, III, a single man and Cynthia L. Abbott, a single woman (herein referred to as grantors) do grant, bargain, sell and convey unto

James O. Moynihan and Anita W. Moynihan (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 9, according to the Survey of Old Mill Trace, as recorded in Map Book 7, page 99 A & B, in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1982.

Subject to restrictions, rights of way, building lines and easements of record.

BOOK 342 PAGE 165

By acceptance of this deed, grantee(s) agree(s) to assume the indebtedness secured by the above mortgage.

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 ~~we~~ do for ~~ourselves~~ (ourselves) and for ~~our~~ (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that ~~we~~ (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that ~~we~~ (we) have a good right to sell and convey the same as aforesaid; that ~~we~~ (we) will and ~~our~~ (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 24 day of August, 19 82.

WITNESS:

(Seal) Walter B. Abbott III (Seal)
WALTER B. ABBOTT, III
(Seal) Cynthia L. Abbott (Seal)
CYNTHIA L. ABBOTT
(Seal) (Seal)

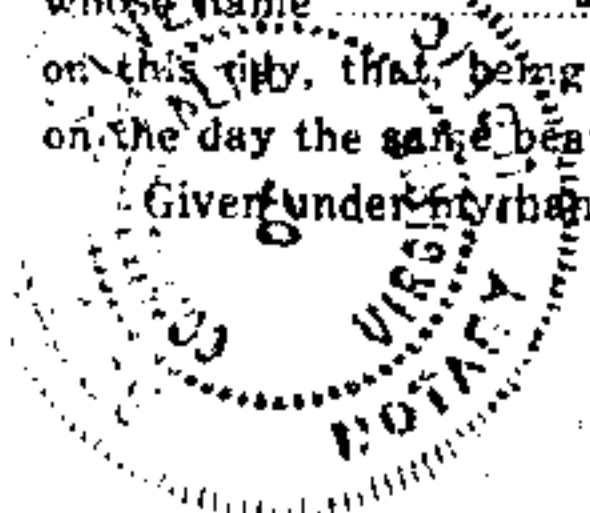
Virginia
STATE OF ~~ADAMS~~ City of Virginia Beach COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Cynthia L. Abbott, a single woman whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this 24th day of August, 19 82, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of August, A. D., 19 82.

Betty M. Silver
Notary Public.
exp. 11/12/85



STATE OF Georgia
COUNTY OF Dougherty

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Walter B. Abbott, III, a single man whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he/she/they executed the same voluntarily on the day the same bears date.
Given under my hand and official seal this 30th day of August 1982.

my commission expires:

X. Margaret K. Miller



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

1982 SEP -2 AM 8:41

Thomas A. Shanderson, Jr.
JUDGE OF PROBATE

Deed TAX 14.50
Rec 3.00
Jud 1.00
18.50

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RETURN TO
LARRY L. FALCONER
ATTORNEY AT LAW
5512 OLD MONTGOMERY HIGHWAY
BIRMINGHAM, ALABAMA 35202

TO

WARRANTY DEED
WARRANTY FOR LIFE WITH REMAINDER
TO SURVIVOR

THIS FORM FROM
LAND TITLE COMPANY OF ALABAMA
317 NORTH 20th STREET
BIRMINGHAM, ALABAMA 35203