

This instrument was prepared by

2563



(Name) COURTNEY H. MASON, JR., P.A.

P. O. BOX 1007

(Address) ALABASTER, ALABAMA 35007

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

COUNTY OF SHELBY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SEVENTY-NINE THOUSAND EIGHT HUNDRED AND NO/100TH (\$79,800.00) DOLLARS

to the undersigned grantor,

ACTON HOMES, INC.

a corporation,

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

DONALD WAYNE ROBERTS AND WIFE, PAULA S. ROBERTS

(herein referred to as GRANTEEES) as joint tenants with right of survivorship, the following described real estate situated in _____

SHELBY

County, Alabama to-wit:

Lot 43, according to the survey of Broken Bow, First Addition, First Phase, as recorded in Map Book 8, Page 116 in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

MINERAL AND MINING RIGHTS EXCEPTED.

\$75,800.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTOR'S ADDRESS: P. O. Box 694, Pelham, AL 35124

GRANTEEES' ADDRESS: 3387 No. Broken Bow Dr., Birmingham, AL 35243

TO HAVE AND TO HOLD to the said GRANTEEES as joint tenants with right of survivorship. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEEES, their heirs and assigns, that 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 GRANTEEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, DANNY F. ACTON who is authorized to execute this conveyance, has hereto set its signature and seal, this the 23RD day of NOVEMBER 19 83

ATTEST:

ACTON HOMES, INC.

STATE OF ALA. SHELBY CO.
COUNTY OF SHELBY
1983 NOV 28 AM 9:06
See Mtg 439-757
RECEIVED

By Danny F. Acton
DANNY F. ACTON President

STATE OF ALABAMA
COUNTY OF SHELBY

I, THE UNDERSIGNED, a Notary Public in and for said County in said State, hereby certify that DANNY F. ACTON whose name as THE President of ACTON HOMES, 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 23RD day of NOVEMBER 1983

Notary Public