

SEND TAX NOTICE TO:
William B. Caldwell, Jr.
2326 Chandawood Drive
Birmingham, AL

This instrument was prepared by

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(Name) Lamar Ham

(Address) 3512 Old Montgomery Highway, Birmingham, AL

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

Jefferson COUNTY

That in consideration of Sixty Six Thousand Eight Hundred and 00/100 DOLLARS

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

Greg S. Griffin and wife, Cynthia L. Griffin
(herein referred to as grantors) do grant, bargain, sell and convey unto

William B. Caldwell, Jr. and Diane D. Caldwell

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

Shelby County, Alabama to-wit:

Lot 268, according to the Survey of Chandalar South, Sixth Sector, as recorded in Map Book 7, Page 50, in the Probate Office of Shelby County, Alabama.

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

\$ 63,450.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 3rd day of February, 19 84

WITNESS:

Deed Tax 3.50 (Seal)
Rec 1.50
Paid 1.00
6.00 1984 FEB -8 AM 8-28
#43-130

Greg S. Griffin (Seal)

Cynthia L. Griffin (Seal)

STATE OF GEORGIA
X COBB COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Greg S. Griffin and wife, Cynthia L. Griffin whose name s 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 3rd day of February, A. D., 19 84