

This instrument was prepared by
(Name) Michael J. Romeo, Attorney
(Address) 900 City Federal Building, Birmingham, Alabama 35203

WARRANTY DEED- LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ~~XXXXXX~~
Five Thousand and 00/100 Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Joyce L. Everett, an unmarried women

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
William E. Everett

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 28, according to the Survey of Little Oak Ridge Estates, Second Sector as recorded in Map Book 5, page 39 in the Probate Office of Shelby County, Alabama.

Subject to:

- 1. Ad Valorem Taxes due and payable October 1, 1984.
- 2. 35' Building line and 10' easement on rear as shown by recorded map.
- 3. Right of way to Alabama Power Company as recorded in Volume 254, page 677 in the Probate Office of Jefferson County, Alabama.

BOOK 353 PAGE 299

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

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, I have hereunto set my hands(s) and seal(s), this 30th day of January, 19 84.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
1984 FEB 14 AM 8:25
J. R. A. Snowden, Jr.
JUDGE OF PROBATE

deed tax 5.00
Rec. 1.50
Ind. 1.00
75.00
Joyce L. Everett
(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 Joyce L. Everett, an unmarried women whose name 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 she has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of January, A. D., 19 84.

Notary Public