

This instrument was prepared by

(Name) ✓ Courtney H. Mason, Jr.

(Address) 1442 Montgomery Highway

(3)



SEND TAX NOTICE TO:
William F. Byrnes
2058 Wildflower Drive
Birmingham, AL 35244

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 One Hundred Fourteen Thousand and no/100-----Dollars

to the undersigned grantor, Shewmake Development Company, Inc. a corporation,
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the
said GRANTOR does by these presents, grant, bargain, sell and convey unto

William F. Byrnes and wife, Mary A. Byrnes

(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 133, according to Riverchase West Fourth Addition Residential
Subdivision, as recorded in Map Book 7, Page 156, in the Probate
Office of Shelby County, Alabama; being situated in Shelby County,
Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

\$74,000.00 of the purchase price recited above was paid from a mortgage
loan closed simultaneously herewith.

BOOK 354 PAGE 381

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship. And said GRANTOR does for
itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said pre-
mises, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Jack L. Shewmake
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of March 19 84

ATTEST:

SHEWMAKE DEVELOPMENT COMPANY, INC.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1984 APR 2 AM 9:12
Jefferson

Secretary

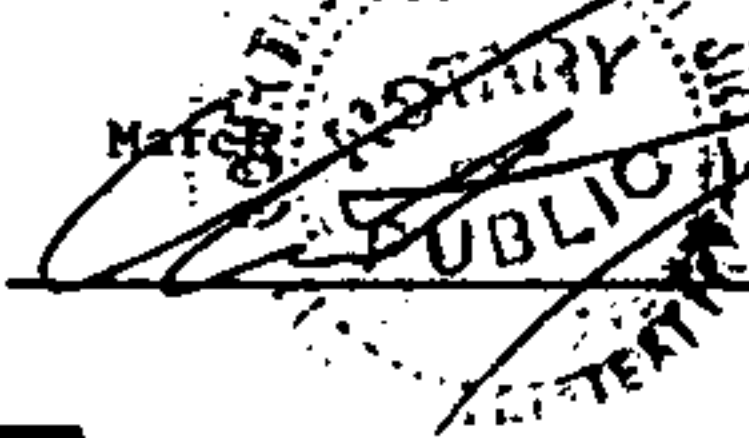
By Jack L. Shewmake
Jack L. Shewmake President

Paid Tax 40.00
Rec 1.50
Ind 1.00
42.50

I, Jack L. Shewmake a Notary Public in and for said County in said
State, hereby certify that Jack L. Shewmake
whose name as President of Shewmake Development Company, 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 30th day of

March 19 84



Notary Public