

This instrument was prepared by 2119 3RD AVENUE NORTH • BIRMINGHAM, AL 35203 • (205) 264-8080

(Name) Courtney H. Mason, Jr.

(Address) P. O. Box 20814
Birmingham, AL 35216

WARRANTY DEED- AMERICAN TITLE INS. CO., Birmingham, Alabama

SEND TAX NOTICE TO:

Donna Lou Lornston
307 Heath Drive
Birmingham, AL

STATE OF ALABAMA

Jefferson

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seventy-Six Thousand Five Hundred and no/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,

Katherine R. Rogers Guthrie and husband, George Guthrie

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

Donna Lou Lornston

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

Condominium Unit Number 307 of CAMBRIAN WOOD CONDOMINIUM, a condominium according to the Declaration of Condominium Ownership of CAMBRIAN WOOD CONDOMINIUM, recorded in Misc. Book 12, beginning at Page 87; and amended by Misc. Book 13, Pages 2, 4 and 344, and by Misc. Book 52, Page 318, in the Office of the Judge of Probate of Shelby County, Alabama, and as shown by the plat recorded in Map Book 6, Page 62, in said Probate Office. Together with an undivided .0133124 percent interest appurtenant to said unit in the common elements as set forth in Exhibit C of said Declaration, and together with all of its appurtenances according to the Declaration.

Subject to current taxes, easements and restrictions of record.

\$61,500.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Katherine R. Rogers is the surviving grantee of deed recorded in Deed Book 298, Page 503, in the Probate Office of Shelby County, Alabama; the other grantee, Carl W. Rogers having died on the 6th day of July, 1980.

Katherine R. Rogers is one and the same person as Katherin R. Rogers Guthrie.

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

And ~~we~~ (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 ~~may~~ (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 hands(s) and seal(s), this 21st day of March, 19 84.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT
(Seal)
Katherine R. Rogers Guthrie
(Seal)
George Guthrie
(Seal)
1984 APR -5 AM 10:48
see Mtg 446-407
JUDGE OF PROBATE

Katherine R. Rogers Guthrie
(Seal)
George Guthrie
(Seal)

STATE OF ALABAMA

Jefferson

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Katherine R. Rogers Guthrie and husband, George Guthrie 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 21st day of March, A. D., 19 84

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