

This instrument was prepared by

(Name) LARRY L. HALCOMB
ATTORNEY AT LAW
(Address) 3512 OLD MONTGOMERY HIGHWAY
HOMEWOOD, ALABAMA 35226

Send tax notice to:
Carolyn W. Brent
2452 Chuchura
Birmingham, AL

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

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

Seventy thousand one hundred fifty two and no/100 (\$70,152.00)

DOLLARS

That in consideration of and the assumption of the mortgage recorded in Mtg. Book 318, page 567, Probate Office of Shelby County, Alabama, to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

James O. Stamps and wife, Lera F. Stamps
(herein referred to as grantors) do grant, bargain, sell and convey unto

Alton B. Brent and Carolyn W. Brent
(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 10, Block 4, according to the map of Indian Valley, First Sector, as recorded in Map Book 5, page 43, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to taxes for 1984.

Subject to restrictions, building lines, easements and right-of-ways of record.

By acceptance of this deed, grantee(s) agree(s) to assume the indebtedness secured by the above mortgage.

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 10th day of May, 1984.

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
73.00 1984 MAY 14 PM 12:46
STATE OF ALABAMA JUDGE OF PROBATE
Jefferson COUNTY

James O. Stamps (Seal)
Lera F. Stamps (Seal)

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that James O. Stamps and wife, Lera F. Stamps 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 voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of May 84