

This instrument was prepared by



(Name) COURTNEY H. MASON, JR., P.A.

(Address) BIRMINGHAM, ALABAMA 35216

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

JEFFERSON COUNTY

That in consideration of TWENTY-NINE THOUSAND FIVE HUNDRED AND NO/100TH (\$29,500.00)----- DOLLARS

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

JERRY ALLEN DEES AND WIFE, LINDA G. DEES

(herein referred to as grantors) do grant, bargain, sell and convey unto

WILLIAM A. LAVENDER AND WIFE, SUSAN E. LAVENDER

(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 3, in Block 2, according to the Map of Cahaba Valley Estates, 6th Sector, as recorded in Map Book 6 page 25, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

And as further consideration, the herein grantees expressly assume and promise to pay that certain mortgage to Real Estate Financing, Inc. dated May 9, 1975, as recorded in Mortgage Book 346 Page 8, in the Probate Office of Shelby County, Alabama, according to the terms and conditions of said mortgage and the indebtedness thereby secured.

GRANTORS' ADDRESS: _____

GRANTEES' ADDRESS: 729 WILDERNESS ROAD, PELHAM, ALABAMA 35124

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 30TH day of JUNE, 1984

WITNESS: STATE OF ALA. SHELBY CO. I CERTIFY THIS INSTRUMENT WAS FILED
1984 JUL -2 PH 7:52
JERRY ALLEN DEES (Seal)
LINDA G. DEES (Seal)
JERRY ALLEN DEES (Seal)
LINDA G. DEES (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 JERRY ALLEN DEES AND WIFE, LINDA G. DEES 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 HAVE executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30TH day of JUNE A. D., 1984