

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

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETEEN THOUSAND FIVE HUNDRED AND NO/100TH (\$19,500.00)----- DOLLARS

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

HAROLD L. PATTON AND WIFE, JANE W. PATTON

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

GERALD B. GLOVER AND WIFE, MARIANNE E. GLOVER

(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 of Dearing Downs, Third Addition, as recorded in Map Book 8 page 15 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.

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And as further consideration, the herein grantees expressly assume and promise to pay that certain mortgage to United Federal Savings & Loan Association as recorded in Mortgage Book 413 page 741 and assigned to MGIC Mortgage Marketing Corporation in Misc. Book 42, page 707, and further assigned to Central Bank of Birmingham in Misc. Book 42, page 708, in the Probate Office of Shelby County, Alabama, according to the terms and conditions of said mortgage and the indebtedness thereby secured.

BOOK GRANTORS' ADDRESS: _____

GRANTEES' ADDRESS: 1135 Dearing Downs Drive, Helena, Alabama 35080

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 29TH day of JUNE, 19 84

STATE OF ALA. SHELBY CO. NOTARY
WITNESS: I CERTIFY THIS INSTRUMENT WAS FILED

1984 JUL -2 PM 8:02

Rec'd - 1950
Ind 250
Ind 100
2300

Harold L. Patton
HAROLD L. PATTON
Jane W. Patton
JANE W. PATTON

(Seal)

(Seal)

(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 HAROLD L. PATTON AND WIFE, JANE W. PATTON 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 29TH day of JUNE, A. D., 19 84