

This instrument was prepared by

(Name) Courtney H. Mason, Jr.

(Address) 2032 Valleydale Road

710



SEND TAX NOTICE TO:

Richard S. Varner, Jr.
4813 Caldwell Mill Lane
Birmingham, AL 35243

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 Seventy-Nine Thousand Eight Hundred and no/100-----Dollars

to the undersigned grantor, Ken Mitchell Builders, 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

Richard S. Varner, Jr. and wife, Joette F. Varner

(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 31-A, according to Resurvey of Lots 31 & 32, Old Mill Trace,
2nd Sector, as recorded in Map Book 9, Page 15, in the Probate
Office of Shelby County, Alabama; being situated in Shelby County,
Alabama.

Subject to current taxes, easements and restrictions of record.

\$75,800.00 of the purchase price recited above was paid from a
mortgage loan closed simultaneously herewith.

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, Ken Mitchell
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 12th day of July 19 84

ATTEST:

KEN MITCHELL BUILDERS, INC.

STATE OF ALA. SHELBY CO. 9
I CERTIFY THIS
INSTRUMENT WAS FILED

By

Ken Mitchell

President

STATE OF Alabama
COUNTY OF Shelby

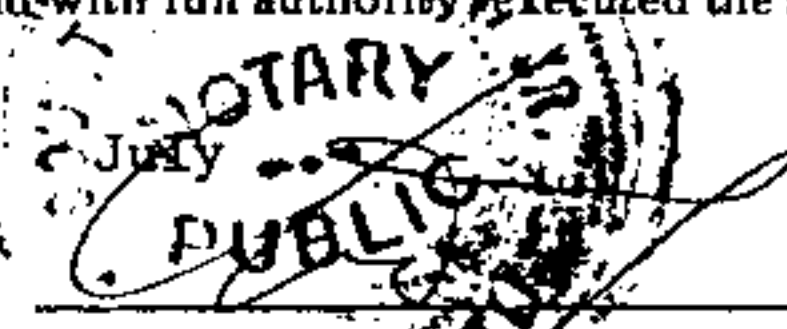
1984 JUL 16 AM 8:48
See Mtg #52-296

Deed TAX 4.00
Rec 2.50
Ins 1.00
7.50

I, the undersigned, Ken Mitchell
State, hereby certify that
whose name as President of Ken Mitchell Builders, 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 12th day of July 19 84



Notary Public