

Mark T. Couch
3416 Helena Road
Helena, AL

This instrument was prepared by

(Name) Lamar Ham

1719

(Address) 3512 Old Montgomery Highway, Birmingham, AL

WARRANTY DEED-

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifty Four Thousand One Hundred and 00/100 and the assumption of the mortgage recorded in Mortgage Book 351, page 326, in the Probate Office of Shelby County, Alabama, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Ronald W. Saxon and wife, Donalyn K. Saxon

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

Mark T. Couch

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

Lot 3, according to the Survey of Valley Dale Estates, as recorded in Map Book 4, page 90 in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to current taxes, easements, restrictions, mineral and mining rights, and rights of way of record.

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

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

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 hands(s) and seal(s), this 28th day of August, 1984.

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

1984 AUG 31 AM 10:25 (Seal)

Ronald W. Saxon (Seal)
Ronald W. Saxon

Donalyn K. Saxon (Seal)
Donalyn K. Saxon

STATE OF ALABAMA
Jefferson COUNTY

Deed TAX \$4.50
Rec 2.50
Jud 1.00
5800
General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ronald W. Saxon and wife, Donalyn K. Saxon whose name 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 28th day of August, 1984

[Signature]
Notary Public