

This instrument was prepared by

(Name) Courtney H. Mason Jr.

(Address) 2032 Valleydale Road



SEND TAX NOTICE TO:
Jerry A. Dees
3346 North Wildewood Drive
Pelham, AL 35124

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 Eighty-Seven Thousand Three Hundred and no/100-----Dollars

to the undersigned grantor, Robin Homes, 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

Jerry A. Dees and wife, Linda, G. Dees

(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 17, according to Wildewood Village, Third Addition, as recorded in Map Book 8, Page 145, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

\$82,900.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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JUDGE OF THE COURT

RECORDING FEES

Mortgage Tax	\$	
Deed Tax		<u>4.50</u>
Mineral Tax		
Recording Fee		<u>2.50</u>
Index Fee		<u>1.00</u>
TOTAL		<u>8.00</u>

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 premises, 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, William M. Humphries
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 31st day of August 19 84

ROBIN HOMES, INC.

ATTEST:

Secretary

By

William M. Humphries

President

STATE OF Alabama
COUNTY OF Shelby

I, the undersigned
State, hereby certify that William M. Humphries
whose name as President of Robin Homes, Inc.

a Notary Public in and for said County in said

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 31st day of

August

19 84

[Signature]
Notary Public