

SEND TAX NOTICE TO:

(Name) William D. Shultz and Joy Robinson Shultz  
(Address) 5225 Parkside Circle  
Birmingham, AL 35243

8,250.00

956

This instrument was prepared by

(Name) James B. Morton, Attorney at Law  
1716 14th Avenue South  
(Address) Birmingham, AL 35205

Form 1-1-5 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }  
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS,  
(\$69,923.04)

That in consideration of Sixty-Nine Thousand Nine Hundred Twenty-Three and 04/100----- DOLLARS

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

William D. Tillman and wife, Cynthia Tillman

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

William Dean Shultz and wife, Joy Robinson Shultz

(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 16, according to Parkside as shown by plat of said subdivision recorded in Map Book 7 page 136, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Part consideration of this deed is the assumption by Grantees of a first mortgage to Real Estate Financing, Inc. recorded in Mortgage Book 428, Page 297, with a principal balance of \$61,673.04.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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 21st day of September, 19 84.

WITNESS:

STATE OF ALA. SHELBY CO. }  
I CERTIFY THIS INSTRUMENT TO BE FILED (Seal)  
Paid TAX 8.50  
Rec 2.50  
Fund 1.00  
12.00  
1984 SEP 26 AM 9:43 (Seal)

William D. Tillman (Seal)  
William D. Tillman  
Cynthia Tillman (Seal)  
Cynthia Tillman (Seal)

STATE OF ALABAMA }  
JEFFERSON COUNTY }

I, William D. Tillman and wife, Cynthia Tillman, a Notary Public in and for said County, in said State, hereby certify that the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given and signed and official seal this 21st day of September, A. D., 19 84

[Signature]  
Notary Public.

BOOK 003 PAGE 377