

This instrument was prepared by

(Name) Courtney H. Mason Jr.

(Address) 2032 Valleydale Road



SEND TAX NOTICE TO:  
Michael F. Donze  
5000 Woodbridge 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 Ninety-Three Thousand Four Hundred and no/100-----Dollars

to the undersigned grantor, Thurman Wilson Homebuilders, 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

Michael F. Donze and wife, Martha D. Donze

(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 106, according to the survey of Southern Pines, Fourth Sector, as recorded in Map Book 7, Page 68, in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$80,800.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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

1984 OCT 29 AM 10:49  
See Mg 006-705  
JUDGE OF PROBATE

RECORDING FEES	
Mortgage Tax	\$ <u>13.00</u>
Deed Tax	<u>2.50</u>
Mineral Tax	<u>1.00</u>
Recording Fee	<u>1.00</u>
Index Fee	<u>1.00</u>
TOTAL	\$ <u>16.50</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, Thurman Wilson, Jr.  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22nd day of October 19 84

ATTEST:

THURMAN WILSON HOMEBUILDERS, INC.

Secretary

By Thurman Wilson, Jr. President

STATE OF Alabama  
COUNTY OF Shelby

I, Thurman Wilson, Jr. a Notary Public in and for said County in said State, hereby certify that Thurman Wilson, Jr. whose name as President of Thurman Wilson Homebuilders, 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 22nd day of October 19 84

Notary Public