

This instrument was prepared by

(Name) Carolyn Lucas

(Address) 232 Caliente Drive, B'ham, Al. 35226

1436



SEND Tax Notice
D. W. Belleque
2020 Sweetgum Dr.
Hoover, AL 35244

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

One Hundred Forty-four Thousand Three Hundred (\$144,300.00) Dollars

to the undersigned grantor, Bama Builders, Inc.

(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

D. W. Belleque and wife Beverly Belleque

(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 407, according to survey of Riverchase Country Club, Eleventh Addition, as recorded in Map Book 8, Page 160 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

This conveyance and the covenants of title herein are made subject to any and all restrictions, reservations, easements, rights of way and covenants of record in said County affecting said property, and the lien for ad valorem taxes against said property for the current year, which taxes Grantee assumes and agrees to pay.

\$129,500.00 of the above recited consideration 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 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, Michael L. Wood who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22 day of March 1985

ATTEST:

James R. Power

By

Michael L. Wood
President

STATE OF ALABAMA
COUNTY OF JEFFERSON

STATE SECRETARY
I CERTIFY THIS
INSTRUMENT IS FILED

1985 MAR 28 PM 12:51

Send TAX 15.00
Fee 2.50
Ind 1.00
18.50

a Notary Public in and for said County in said

I, the undersigned
State, hereby certify that Michael L. Wood
whose name as President of Bama 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 22nd day of March

RETURN TO:
Stone, Patton, Kierce & Kincaid
Pam@LA-33BOX 237
Bessemer, AL. 35021

Connie D. Henderson
Notary Public