

(Name) Dale Corley, Attorney
2100 16th Avenue, South
(Address) Birmingham, Alabama 35205



404

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Five Hundred and No/100 (\$500.00) Dollars and subject to the hereinafter described mortgage,

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Jose Rafael Fernandez and wife, Marshall Lipscomb Fernandez

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

Merrill Lynch Relocation Management, Inc.

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

Lot 23, in Block 7, according to the Survey of Southwind, Fourth Sector, as recorded in Map Book 7, Page 97, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

Subject to that certain mortgage to Jackson Company recorded in Mortgage Book 405 Page 207 and transferred and assigned to Birmingham Trust National Bank by instrument recorded in Misc. Book 37 Page 283 in said Probate Office.

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 said grantee; his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 15th day of January, 19 84

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

1985 APR -8 AM 9:28

JUDGE OF PROBATE

Rec 2.50
Int. 1.00
4.00

Jose Rafael Fernandez (SEAL)
Jose Rafael Fernandez

Marshall Lipscomb Fernandez (SEAL)
Marshall Lipscomb Fernandez

STATE OF Alabama
Shelby COUNTY

General Acknowledgment

I, the undersigned
in said State, hereby certify that

Jose Rafael Fernandez and wife, Marshall Lipscomb Fernandez

whose name(s) 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 15th day of January

MY COMMISSION EXPIRES APRIL 4, 1988

Pamela E. Vance
Notary Public



✓ Corley & Moncus
Form Ala. 30