

This instrument was prepared by

Harrison, Conwill, Harrison & Justice
P. O. Box 557
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WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Four Thousand and no/100 DOLLARS

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

Ethel Rogers, a widow,

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

Thomas E. Lee and Lillian B. Lee

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama to-wit:

Lots 16 and 17, in Block 2, according to the survey and plat of Wilmont Gardens, as recorded in Map Book 4, Page 6, in the Office of the Judge of Probate of Shelby County, Alabama, being situated in the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 9, Township 24 North, Range 12 East, Shelby County, Alabama.

SUBJECT TO Easements, restrictions, rights of way and set-back lines of record.

Grantors address:
Birmingham, Alabama

Grantees address:
Apt. No. 4
1420 Ford Avenue
Tarrant, Al 35217

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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, I have hereunto set my hands(s) and seal(s), this 17th day of July, 19 85.

WITNESS:

Deed Tax 4.00 STATE OF ALA. SHELBY CO. (Seal)
Rec 2.50 I CERTIFY THIS
Ind 1.00 INSTRUMENT WAS FILED (Seal)
7.50 1985 AUG -2 PH 3:00 (Seal)

Ethel Rogers (Seal)
Ethel Rogers (Seal)
Ethel Rogers (Seal)

STATE OF ALABAMA Jefferson COUNTY
JUDGE OF PROBATE

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Ethel Rogers, a widow, whose name 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17th day of July, A.D. 19 85.

Form 31-A

Frank Notary Public.