

This instrument was prepared by

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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 Fifty-six Thousand Five Hundred and no/100 Dollars (\$56,500.00)

to the undersigned grantor, First Southern Federal Savings & Loan Association of Mobile 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

J. Allen Bjurman, Jr. and wife, Brenda W. Bjurman

(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 58, according to the Survey of Woodland Hills,
1st Phase, 4th Sector as recorded in Map Book 6,
Page 24, in the Probate Office of Shelby County,
Alabama

This conveyance is made subject to the following:

1. 1986 ad valorem taxes prorated to date.
2. Restrictions recorded in Misc. Volume 9, Page 11 in the Probate Office of Shelby County, Alabama.
3. 35' building line and 10' easement on rear as shown by recorded map.
4. Outstanding rights of those entitled to redeem from that mortgage foreclosure sale held on August 27, 1985 at the Shelby County Courthouse as evidenced by deed recorded in Book 39, Page 249 in the Probate Office of Shelby County, Alabama.

\$41,500.00 of the purchase price recited above was paid by a mortgage loan to First Southern Federal Savings & Loan Association of Mobile 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, who is authorized to execute this conveyance, has hereto set its signature and seal, this the _____ day of November 1985
FIRST SOUTHERN FEDERAL SAVINGS & LOAN
ASSOCIATION OF MOBILE

ATTEST:

Deed TAX 15.00
Rec 2.50
Jud 1.00
18.50
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
-Secretary-

By George C. Talley Vice President

STATE OF ALABAMA
COUNTY OF Mobile
1985 NOV 27 AM 11:20

I, the undersigned William S. Elliott a Notary Public in and for said County in said State, hereby certify that George C. Talley whose name as Vice President of First Southern Federal Savings & Loan Association of Mobile 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 14th day of November

William S. Elliott
Notary Public