

THIS INSTRUMENT PREPARED BY:

Send Tax Notice To:

NAME: Dale Corley, Attorney
2100 16th Avenue, South
ADDRESS: Birmingham, AL 35205

D. Mark Hardison
752 Dividing Ridge Drive
Birmingham, Al 35244

WARRANTY DEED (Without Survivorship)

Alabama Title Co., Inc.

BIRMINGHAM, ALA.

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,

Charles E. Hawkins, Jr. and wife, Angele M. Hawkins

(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 35, according to the survey of Riverchase West, Dividing Ridge, First Addition, as recorded in Map Book 7, Page 3, 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 Mortgage given by Patrick J. Natter and wife, Patricia C. Natter, to First Federal Savings and Loan Association of Alabama, dated June 13, 1978, recorded in Mortgage Book 379, Page 279, in Probate Office.

Deed Tax \$ 50
Mtg. Tax
Recording Fee 2.50
Indexing Fee 1.50
TOTAL 4.00

Subject to that Mortgage given by Charles E. Hawkins, Jr. and wife, Angele M. Hawkins, to Real Estate Financing, Inc., dated December 13, 1983, recorded in Mortgage Book 441, Page 55, and assigned by assignment dated February 2, 1984, to First Alabama Bank of Huntsville, N.A., recorded in Misc. Book 55, Page 01.

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 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, WE have hereunto set our hands(s) and seal(s), this 24th day of February, 1986.

I CERTIFY THIS INSTRUMENT WAS FILED

1986 MAR -5 AM 11:44 (Seal)

JUDGE OF PROBATE (Seal)

Charles E. Hawkins, Jr. (Seal)
Charles E. Hawkins, Jr.
Angele M. Hawkins (Seal)
Angele M. Hawkins (Seal)

Notary Public, Georgia, State at Large
My Commission Expires Aug. 28, 1987

General Acknowledgment

STATE OF ~~ALABAMA~~ Georgia
Cobb COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Charles E. Hawkins, Jr. and wife, Angele M. Hawkins 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 24th day of February, A. D., 1986