

This instrument was prepared by

(Name) ✓ Courtney H. Mason, Jr.
PO Box 360187
(Address) Birmingham, AL 35236-0187

This Form furnished by:

Cahaba Title, Inc.

Highway 31 South at Valleydale Road
P. O. Box 689
Pelham, Alabama 35124



Policy Issuing Agent for
Safeco Title Insurance Co.
TELEPHONE: 988-5600

WARRANTY DEED

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirty five thousand & 00/100ths (\$35,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, William Thaddeus Bryant and wife, Coral L. Bryant

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

Louise D. Brown, a single woman

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

Lot 4, Block 3, according to the map and survey of Oak Mountain Estates, as recorded in
Map Book 5 page 57, in the Probate Office of Shelby County, Alabama; being situated in
Shelby County, Alabama.

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

And as further consideration, the herein grantee expressly assumes and promises to
pay that certain mortgage to Jackson Company dated May 19, 1975 in the amount of \$26,250.00
and recorded in Mortgage Book 346 page 81; which said mortgage was assigned to Federal
National Mortgage Association as recorded in Real 11 page 657, in the Probate Office of Shelby
County, Alabama, according to the terms and conditions of said mortgage and the indebtedness
thereby secured.

\$20,500 of the above recited purchase price was paid from a mortgage loan closed
simultaneously herewith.

Grantees' Address: 512 Creekview Drive, Pelham, AL 35124

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 en-
cumbrances, 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 16th
day of June, 19 86

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

1986 JUN 18 AM 8:54

James H. Henderson, Jr.
JUDGE OF PROBATE

Deed TAX 15.00
Rec 2.50
Fees 1.00
18.50

William Thaddeus Bryant (SEAL)
William Thaddeus Bryant

Coral L. Bryant (SEAL)
Coral L. Bryant

STATE OF Alabama
Shelby COUNTY

General Acknowledgment

I, the undersigned a Notary Public in and for said County,
in said State, hereby certify that William Thaddeus Bryant and wife, Coral L. Bryant

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 16th day of June, A.D. 19 86

Courtney H. Mason, Jr.
Notary Public