

## SEND TAX NOTICE TO:

William D. Rhode  
 (Name) 5122 Rye Circle  
 Helena, AL 35080  
 (Address)

This instrument was prepared by

V96

(Name) William H. Halbrooks, Attorney  
 Suite 820 Independence Plaza  
 Birmingham, AL 35209

FM No. ATC 27 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

STATE OF ALABAMA  
 JEFFERSON COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Four Thousand Four Hundred Fifty Six and no/100- DOLLARS  
 And the assumption of the mortgage herein:  
 to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we.

David C. Cofield and wife, Gail L. Cofield  
 (herein referred to as grantors) do grant, bargain, sell and convey unto

William D. Rhode and Ramona H. Rhode  
 (herein referred to as GRANTEEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

Lot 4, according to the Survey of Shannon Glen, as recorded  
 in Map Book 7, page 94, in the Probate Office of Shelby County,  
 Alabama.

Subject to taxes, easements and restrictions of record.

684 Part 924 And as further consideration the grantee herein expressly assumes  
 and promise to pay that certain mortgage to Guaranty Federal  
 Savings and loan Assoc as recorded in Real Vol. 444, page 16 and  
 assigned to Sunshine Mortgage Corp as recorded in Misc Book 55,  
 page 733, in said Probate Office according to the terms and con-  
 ditions of said mortgage and the indebtedness thereby secured.

8000

TO HAVE AND TO HOLD Unto the said GRANTEEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being  
 the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of  
 the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and  
 if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEEES, 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 GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

we  
 IN WITNESS WHEREOF: \_\_\_\_\_ have hereunto set \_\_\_\_\_ our  
 day of July 19 86 31st  
 hand(s) and seal(s), this \_\_\_\_\_

WITNESS:

1. Deed Tax \$ 4.50 STATE OF ALA. SHELBY CO.  
 2. M&T Tax \_\_\_\_\_ I CERTIFY THIS (Seal)  
 3. Recording Fee 2.50 INSTRUMENT WAS FILED  
 4. Indexing Fee 1.00 1986 AUG -7 AM 10:15 (Seal)  
 TOTAL 8.00 (Seal)  
 STATE OF ALABAMA JUDGE OF PROBATE  
 JEFFERSON COUNTY

*David C. Cofield* (Seal)  
*Gail L. Cofield* (Seal)

the undersigned  
 I, a Notary Public in and for said County, in said State,  
 hereby certify that David C. Cofield and wife, Gail L. Cofield  
 whose name is \_\_\_\_\_ 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. 31st July 1986  
 Given under my hand and official seal this day of A. D. 19

*William H. Halbrooks*  
 Notary Public.