

2082

This instrument prepared by

Roger C. Appell
2000 1st Avenue North
Birmingham, AL 35203

CORPORATION WARRANTY DEED

STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventeen Thousand Five Hundred and n0/100

(\$17,500.00) Dollars, to the undersigned grantor **TRANSAMERICA FINANCIAL SERVICES, INC.**, a corporation (herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Johnny Deviner and Rosanna H. Deviner and Kaymella Mims A/K/A

Kaymella Nelms (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama:

Begin at an iron stake Northwest corner of Southeast 1/4 of the Northwest 1/4, Section 15 (S15), Township 20 (T20), Range 3 West and turn South along said 40 line, 140 feet to the right of way of "A, B, and C" RR -- (formerly "A, B, and A" RR). Eastward along the North side of said right of way, 124 1/2 feet to Lula Taylor's lot. Thence North 140 feet to land line; thence west along said land line 134 feet to point of beginning. Said lot lying and being in the Northwest corner Southeast 1/4 of Northwest 1/4 Section 15, Township 20, Range 3 West.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her, or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns covenant with said GRANTEE, his, her or their heirs and assigns

✓ PREFERRED RESEARCH, INC.
P.O. BOX 2652
BIRMINGHAM, AL 35202

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that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has 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 GRANTEE, his, her or their heirs, executors and assigns for ever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the GRANTOR by its Vice-President, V. B. Peckham and R. L. Brenchley (Ass't Sec'y), who is authorized to execute this conveyance, hereto set its signature and seal, this the 28th day of August, 1986.

ATTEST: J. Reighley
J. Reighley

Ass't
Secretary

By: V. B. Peckham

By: R. L. Brenchley

R. L. Brenchley

STATE OF Indiana
COUNTY OF Johnson

I, Betty Breeden, a Notary Public in and for said County in said State, hereby certify that

V. B. Peckham whose name as Vice-President of Transamerica Financial Services, 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 28th day of August, 1986.

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

STATE OF
COUNTY OF

SEP 25 PM 12:28
Johnson

Notary Public

BETTY BREEDEN
NOTARY PUBLIC STATE OF INDIANA
HARRISON COUNTY
MY COMMISSION EXPI. MAR 30, 1990
I HAVE BEEN INDIANA NOTARY ASSOCIATION

I, Betty Breeden, a Notary Public in and for said County, in said State, hereby certify that

R. L. Brenchley whose name as Assistant Secretary of Transamerica Financial Services, Inc, 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 28th day of August, 1986.

Notary Public

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BETTY BREEDEN
NOTARY PUBLIC STATE OF INDIANA
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