

James W. Turner
MAW-332417

This instrument was prepared by
Dan G. Bradley on behalf of the
trust account administered by
AMSOUTH BANK, National Association,
P. O. Box 11426, Birmingham,
Alabama

STATE OF ALABAMA)
 ;
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and No/100 (\$10.00) Dollars cash in hand paid by Louie Raymond Cates, Jr. and wife, Deborah B. Cates to AMSOUTH BANK, National Association (formerly The First National Bank of Birmingham) as Trustee under a certain Trust Indenture dated as of December 1, 1982 with Alabama Housing Finance Authority (hereinafter called Grantor), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said Louie Raymond Cates, Jr. and wife, Deborah B. Cates (hereinafter called Grantees), as joint tenants, with right of survivorship, the following described real estate lying and being situated in Shelby County, Alabama, to wit:

Lot 5, according to Subdivision of Walden, as recorded in Map Book 8, Page 48 in the Office of the Probate Judge of Shelby County, Alabama.

SUBJECT, HOWEVER, to all statutory rights to redeem said real property from a foreclosure sale thereof held on the 31st day of March, 1986 pursuant to the power of sale contained in that certain mortgage recorded in Real Property Book 430, Page 481 of the Probate Court records of Shelby County, Alabama.

It is specifically understood and agreed that the Grantor has executed this instrument subject to:

1. Ad Valorem taxes due and payable October 1, 1986, which the Grantees herein agree to assume and pay.
2. Existing rights of way, encroachments, party walls, building restrictions, zoning, recorded and/or unrecorded easements, deficiency in quantity of ground, overlaps, overhangs, any discrepancies or conflicts in boundary lines, or any matters not of boundary lines, or any matters not of record, of any, which would be disclosed by an inspection and survey of the property.

TO HAVE AND TO HOLD unto the said Louie Raymond Cates, Jr. and wife, Deborah B. Cates, as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this instrument, unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein, that in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one Grantee does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

\$38,000.00 of the above consideration was paid from a mortgage closed simultaneously herewith.

Return to:

AMERICAN TITLE INSURANCE CO.
2119 Third Avenue, North
Birmingham, Alabama 35203

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This instrument is executed without warranty or representation of any kind on part of the undersigned, expressed or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

This instrument is executed by the undersigned solely in the representative capacity named herein, and neither this instrument nor anything herein contained shall be construed as creating any indebtedness or obligation on the part of the undersigned in their individual or corporate capacities, and the undersigned expressly limit their liability hereunder to the property now or hereafter held by them in the representative capacity named.

IN WITNESS WHEREOF, AMSOUTH BANK, National Association, as Trustee under a certain Trust Indenture Dated December 1, 1982 with Alabama Housing Finance Authority, has caused these presents to be executed in its name and on its behalf and in its capacity as Trustee as aforesaid, on this 22nd day of October, 1986.

AMSOUTH BANK, National Association,
as Trustee under a certain Trust
Indenture dated December 1, 1982,
with Alabama Housing Finance
authority



BY: Dan G. Bradley
TRUST MORTGAGE OFFICER

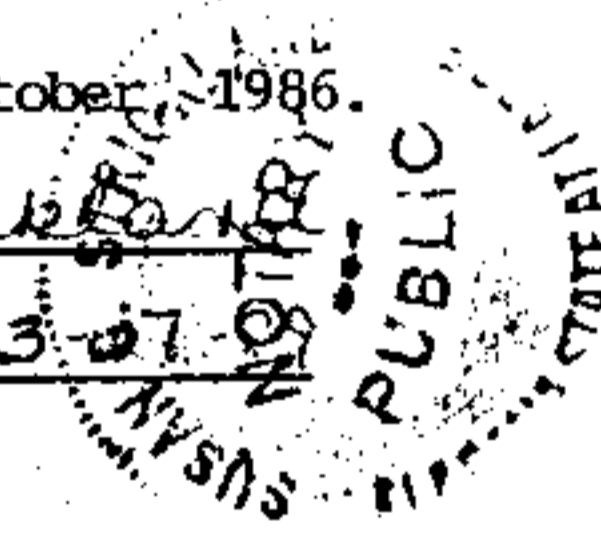
BY: [Signature]
VICE PRESIDENT AND TRUST REAL
ESTATE OFFICER

STATE OF ALABAMA)
:
JEFFERSON COUNTY)

697
455
I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that D. A. Ferguson and Dan G. Bradley whose names as Vice President and Trust Real Estate Officer and Trust Mortgage Officer, respectively, of AMSOUTH BANK, National Association, as Trustee under a certain Trust Indenture dated December 1, 1982 with Alabama Housing Finance Authority are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed of the contents of said instrument, they as such officers and with full authority, executed the same voluntarily for and as the act of said Association, acting in its capacity as Trustee, as aforesaid.

Given under my hand and official seal this 22nd day of October, 1986.

Susan D. Strickland
NOTARY PUBLIC
MY COMMISSION EXPIRES 3-27-90



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

1986 OCT 28 AM 10:21

[Signature]
JUDGE OF COURSE

1. Deed Tax \$ 10.00
2. Mtg. Tax
3. Recording Fee 5.00
4. Indexing Fee 1.00
TOTAL 16.00