

SEND TAX NOTICE TO:

(Name) Richard L. Darnell  
5150 Selkirk Drive  
(Address) Birmingham, AL 35243

1396  
317

This instrument was prepared by

(Name) Mike T. Atchison, Attorney  
Post Office Box 822  
(Address) Columbiana, Alabama 35051

Form TICOR 5200 1-84  
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - TICOR TITLE INSURANCE

STATE OF ALABAMA }  
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of NINETY TWO THOUSAND & NO/100----- DOLLARS  
(92,000)

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
William W. Mintz and wife, Athale H. Mintz  
(herein referred to as grantors) do grant, bargain, sell and convey unto

RICHARD L. DARNELL, single man

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

Lot 28, Block 2, according to the Plat of Selkirk, a subdivision of Inverness, as recorded in Map Book 6, Page 163, in the Office of the Judge of Probate of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to current taxes, easements, permits, rights of way, restrictions and building set back lines of record.

Sales price of the property is exactly \$92,000.00 of which \$82,350.00 was paid from a mortgage loan closed simultaneously herewith

THIS INSTRUMENT IS BEING RE-RECORDED TO STRIKE THE JOINT TENANTS WITH RIGHT OF SURVIVORSHIP CLAUSE

To Have and To Hold to the said grantee, his, her or their heirs and assigns forever.

~~TO HAVE AND TO HOLD unto the said GRANTEES 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 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) and seals), this 5

day of March, 19 86

WITNESSES:  
1. Deed Tax \$ 10.00  
2. Mtg. Tax \_\_\_\_\_  
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 13.50  
STATE OF ALABAMA }  
COUNTY }  
1986 SEP -5 AM 8-26

William W. Mintz (Seal)  
William W. Mintz (Seal)  
Athale H. Mintz (Seal)  
Athale H. Mintz (Seal)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that William W. Mintz and wife, Athale H. Mintz whose names 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 5 day of March, A. D., 19 86

Notary Public, Columbia County, Georgia  
My Commission Expires Mar. 4, 1989  
Notary Public.

BOOK 110 PAGE 845  
BOOK 089 PAGE 55

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS INSTRUMENT WAS FILED  
JAN 20 AM 8:20  
JUDGE OF PROBATE  
Revised  
Jud 1.00  
3.50