

This instrument was prepared by

(Name) J. Michael Joiner

(Address) P.O. Box 1012, Alabaster, AL 35007

Send Tax Notice To: James W. Langley

name

P.O. Box 88, Maylene, AL 35114
address

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Forty Four Thousand and no/100ths, (\$44,000.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Willie Roper and wife, Betty Roper

(herein referred to as grantors) do grant, bargain, sell and convey unto
James W. Langley and wife, Loraine F. Langley

(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 Number 5, measuring 140 feet fronting Whaley Avenue, and running back a distance of 200 feet, further described by Map of R.E. Whaley, recorded in the Probate Judge's Office of Shelby County, Alabama, in Map Book 3 page 75; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to easements, taxes and restrictions of record.

The Grantees address is:

P.O. Box 88

Maylene, AL 35114

\$41,800.00 of the above referenced purchase price has been paid by a mortgage loan closed simultaneously herewith.

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 hand(s) and seal(s), this 7th day of April, 1987

WITNESS:

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

Recd Tax 2.50 (Seal)

Rec 2.50 1987 APR -8 AM 10:37 (Seal)

Jud 1.00 (Seal)

6.00 (Seal)

JUDGE OF PROBATE

Willie Roper (Seal)
Willie Roper

Betty Roper (Seal)
Betty Roper

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State,

hereby certify that Willie Roper and wife, Betty Roper
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 have executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 7th day of April, A. D., 19 87