

1485-  
This instrument was prepared by  
(Name) ✓ Lamar Ham  
(Address) 3512 Old Montgomery Highway  
Birmingham, AL 35209

Send Tax Notice To: Hossien M. Yazdi  
name  
505 Canterbury Road  
address  
Birmingham, AL

WARRANTY DEED-

STATE OF ALABAMA  
Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Nine Thousand Five Hundred and 00/100-----Dollars  
and the assumption of the mortgage recorded in Mortgage Book 408 page 846  
in the Probate Office of Shelby County, Alabama.  
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we.

Charles LeGrand Passmore, an unmarried man

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Hossien M. Yazdi

(herein referred to as grantee, whether one or more), the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Lot 27, in Block 5, Oak Mountain Estates, Third Sector, according to Map  
as recorded in Map Book 5, Page 83, in the Office of the Judge of Probate  
of Shelby County, Alabama.

Subject to current taxes, easements, restrictions, mineral and mining  
rights and rights of way of record.

By acceptance of this deed, grantee(s) agree(s) to assume the indebtedness  
secured by the above mortgage.

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

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, I have hereunto set my hands(s) and seal(s), this 18th  
day of June, 1987.

Deed Tax \$ 9.50  
Mtg Tax  
Recording Fee 2.50  
Indexing Fee 1.00  
TOTAL 13.00

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS (Seal)  
INSTRUMENT WAS FILED  
1987 JUN 24 AM 9:27 (Seal)

Thomas A. Snowden, Jr.  
JUDGE OF PROBATE

Charles LeGrand Passmore (Seal)  
Charles LeGrand Passmore (Seal)  
(Seal)

STATE OF ALABAMA  
Jefferson COUNTY

General Acknowledgment

1. the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that Charles LeGrand Passmore, an unmarried man  
whose name 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 executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 18th day of June, A. D. 1987.

Notary Public

BOOK 137 PAGE 494