

704

SEND TAX NOTICE TO:
Darryle G. Pope
(Name) Lisa R. Pope
2800 St. Patrick Place
(Address) Helena Alabama 35080-9400

This instrument was prepared by

(Name) William H. Halbrooks
(Address) Suite 704 Independence Plaza
Birmingham Alabama 35209
FM No. ATC 27 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

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

That in consideration of Sixty Nine Thousand Nine Hundred Dollars and no/100 DOLLARS

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

James D. Mason, a married man
d/b/a Mason Construction Company
(herein referred to as grantors) do grant, bargain, sell and convey unto

G. Darryle Pope and Lisa R. Pope

(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 51, according to the survey of Braelinn Village, Phase I, as recorded in Map Book 11 page 100 in the Probate Office Shelby County, Alabama.

Subject to taxes, easements and restrictions of record.

\$66,400.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

THIS PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF THE GRANTOR.

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, I have hereunto set my hand(s) and seal(s), this 31st day of May, 1988

WITNESS:

STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILED

88 JUN -9 AM 10:44

STATE OF ALABAMA }
Jefferson } COUNTY }

James D. Mason,
d/b/a Mason Construction Company
James D. Mason

1. Deed Tax \$ 350
2. Mtg. Tax
3. Recording Fee 250
4. Indexing Fee 100
TOTAL 700

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James D. Mason 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 31st day of May, A.D., 1988

William H. Halbrooks

Public.