

453

SEND TAX NOTICE TO:

(Name) Richard S. & Elizabeth H. Burg
5070 Stratford Road
 (Address) Birmingham, Alabama 35243

This instrument was prepared by

(Name) Michael T. Atchison, Attorney at Law(Address) P. O. Box 822, Columbiana, AL 35051

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One hundred fifty-five thousand and no/100

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
 or we, Andrew G. Tkatchuk and wife, Susan C. Tkatchuk

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

Richard S. and Elizabeth H. Burg

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

Lot 1, according to the Survey of MEADOW BROOK, 15TH SECTOR, as recorded in
 Map Book 9, Page 83, in the Probate Office of Shelby County, Alabama.

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Subject to taxes for current year, easements and restrictions of record.

\$ 124,000.00 of the purchase price
 recited above was paid from the mortgage
 loan closed simultaneously herewith.

STATE OF ALA. SHELBY
 I CERTIFY THIS
 INSTRUMENT WAS FILED

89 JAN -5 PM 3: 26

Thomas A. Shuman, Jr.
 JUDGE OF PROBATE

1. Deed Tax \$ 3/00
 2. Mtg. Tax
 3. Recording Fee 2 50
 4. Indexing Fee 1 00
 TOTAL 34 50

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, we have hereunto set our hands(s) and seal(s), this 25
 day of November, 19 87

(Seal)

(Seal)

(Seal)

Andrew G. Tkatchuk
 Andrew G. Tkatchuk

(Seal)

Susan C. Tkatchuk
 Susan C. Tkatchuk

(Seal)

(Seal)

STATE OF ALABAMA
SHELBY

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
 hereby certify that Andrew G. Tkatchuk and wife, Susan C. Tkatchuk
 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 25 day of November, A. D., 19 87

*Dominick Ditcher**Shirley A. Fleming*