

McKnight & Wirtes, P.C.
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Birmingham, Alabama 35242
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STATE OF ALABAMA)

COUNTY OF SHELBY)

GENERAL WARRANTY DEED WITH RIGHT OF SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS: That in consideration of:

The sum of One and NO/100 Dollar ^{value \$500.00} (\$1.00) and other good and valuable consideration the undersigned Charles M. Byers (hereinafter referred to as the "Grantor"), in hand paid by Mary Byers (hereinafter referred to as the "Grantee"), the receipt of which is hereby acknowledged;

the said Grantor does by these presents, grant, bargain, sell, and convey unto the Grantee herein the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 24, of Sector 2, of the Brookhaven Subdivision as described and recorded in Map Book 11, page 4 in the Office of the Judge of Probate of Shelby County, Alabama.

This conveyance is subject to all restrictions of record.

TO HAVE AND TO HOLD to said Grantee, Mary Byers, her successors and assigns forever jointly with right of survivorship.

And the Grantor does, for himself and his heirs, legal representatives, successors and assigns, covenant with the said Grantee, her successors and assigns, that the Grantor is lawfully seized in fee simple of said premises; that he is free from all encumbrances except as set forth above; that the Grantor has a good right to sell and convey the same as aforesaid; and that he will, and his successors and assigns shall, warrant and defend same to the said Grantee, Mary Byers, her successors and assigns forever, against the lawful claims of all persons.

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CMB
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IN WITNESS WHEREOF, the said Grantor, Charles M. Byers caused this conveyance to be executed this the 28th day of November, 1988.

Charles M. Byers
Charles M. Byers

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, in and for said county in said state, hereby certify that Charles M. Byers has signed the foregoing instrument, and whose name is known to me, acknowledged before me on this day that, being informed of the contents of said instrument he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of November, 1988.

Judith Ann Black
Notary Public

STATE OF ALABAMA
I CERTIFY THIS INSTRUMENT WAS FILED

89 JAN -6 PM 3:15

Thomas W. Swanson, Jr.
JUDGE OF PROBATE

1. Dual Tax	\$	<u>20</u>
2. Mtg. Tax		
3. Recording Fee		<u>500</u>
4. Indexing Fee		<u>100</u>
TOTAL		<u>620</u>

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