

This instrument was prepared by

(Name) Lamar Ham

(Address) 3512 Old Montgomery Highway
Birmingham, AL 35209

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

Send Tax Notice To: Hassell B. Marlin

name

1913 Crossvine Road

address

Birmingham, AL

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twenty Seven Thousand and 00/100----- DOLLARS
and the assumption of the mortgage recorded in Vol. 65, page 806 in the Probate
Office of Shelby County, Alabama
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Alan B. Hale and wife, Candele C. Hale
(herein referred to as grantors) do grant, bargain, sell and convey unto

Hassell B. Marlin and Virginia Tina Marlin
(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 19, according to the Survey of Riverchase West Second Addition, as
recorded in Map Book 7, page 59, 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.

\$24,500.00 of the purchase price was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

1. Deed Tax \$ 2.50
2. Mtg. Tax _____
3. Recording Fee 2.50
4. Indexing Fee 3.00

TOTAL 8.00

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 28th
day of July, 19 89

WITNESS:

89 AUG -3 PM 2:35 (Seal)

(Seal)

(Seal)

Alan B. Hale (Seal)

(Seal)

Candele C. Hale (Seal)

Candele C. Hale

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Alan B. Hale and wife, Candele C. Hale
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 they executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 28th day of July, A. D., 19 89

Notary Public