

This instrument was prepared by

(Name) Mary E. Wright

(Address) Birmingham, Alabama

1977-10

Warranty Deed

132

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Twenty Seven Thousand, Nine HUNDred and no/100----- DOLLARS,

to the undersigned grantor, Awtrey Reamer Development Partnership, An Alabama General Partnership

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

Joseph V. Ward, Jr. and Debra D. Ward, Are Spouses.

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

Lot 3, according to the Survey of Southpointe, Fifth Sector as recorded in Map Book 13, Page 120 in the Probate Office of Shelby County, Alabama.

This lot is conveyed subject to all easements, restrictions, Covenants and rights of ways of record.

Grantee's Address: 2203 Summerchase Drive
Birmingham, Alabama 35216

NO TAX COLLECTED
Rec 2.50
Jud 3.00
Cert 1.00
NoTAX 1.00
7.50

\$27,900 of the above recited consideration was paid from a mortgage loan closed simultaneously herewith.

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Managing Partner who is authorized to execute this conveyance, hereto set its signature and seal,

this the 2nd day of November 19 89.

ATTEST:

Awtrey Reamer Development Partnership
An Alabama General Partnership

By [Signature]
H. Albert Awtrey, President of Awtrey Building Corp, as Managing Partner

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned [Signature]
JUDGE OF PROBATE

a Notary Public in and for said County, in said State,

hereby certify that H. Albert Awtrey, President of Awtrey Building Corporation who is the managing Partner of Awtrey Reamer Development Partnership whose name as 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, as such officer and with full authority, executed the same voluntarily for and as the act of said Partnership.

Given under my hand and official seal, this the 2nd day of November 19 89

Laud Tittle

Mary Emma Wright