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This instrument was prepared by

Send Tax Notice To: Johnny E. Stanley and Carol D. Stanley
name
1124 Lighthouse Drive
address
Alabaster, AL 35007

(Name) William H. Halbrooks, Attorney
704 Independence Plaza
(Address) Birmingham, AL 35209

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

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy-Nine Thousand Five Hundred and 00/100 DOLLARS

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

Douglas H. Anglin and wife, Lisa J. Anglin
(herein referred to as grantors) do grant, bargain, sell and convey unto

Johnny E. Stanley and Carol D. Stanley

(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 3, according to the Survey of Portsouth, First Sector, as recorded in Map Book 6, Page 22, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$71,550.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

BOOK 309 PAGE 58

| | | |
|-------|--|---------|
| 1. | | \$ 2.00 |
| 2. | | \$ 2.50 |
| 3. | | \$ 3.00 |
| 4. | | \$ |
| 5. | | \$ |
| 6. | | \$ 1.00 |
| Total | | \$ 7.50 |

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 22nd day of August, 19 90

WITNESS:

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED
90 SEP 19 AM 10:36

STATE OF ALABAMA JUDGE OF PROBATE
Jefferson COUNTY

Douglas H. Anglin (Seal)
Lisa J. Anglin (Seal)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Douglas H. Anglin and wife, Lisa J. Anglin 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 22nd day of August, A. D., 19 90
Wini Halbrook
Notary Public