

545

SEND TAX NOTICE TO: JEFF MASHBURN
1605 Oak Forest Rd
B'ham, AL 35243

THIS INSTRUMENT WAS PREPARED BY: MIKE T. ATCHISON, ATTORNEY AT LAW
POST OFFICE BOX 822
COLUMBIANA, ALABAMA 35051

STATUTORY WARRANTY DEED, JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in Consideration of Twenty-Nine Thousand, Five Hundred (\$29,500.00) DOLLARS, to the undersigned grantor (whether one or more), in hand paid by the grantees herein, the receipt whereof is acknowledged, I or we, Albert L. Weber, a married man; Meint J. Huesman, a married man; and Charlotte Washington Poe, a single woman (herein referred to as grantor, whether one or more) grant, bargain, sell and convey unto JEFF MASHBURN and DONNA C. MASHBURN (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 24, according to the survey of Chestnut Glen - Phase Two, as recorded in Map Book 13, Page 17, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

SUBJECT TO THE FOLLOWING:

1. Taxes for 1991 and subsequent years.
2. Title to minerals underlying caption lands with mining rights and privileges belonging thereto.
3. Utility easements and building set back lines as shown on recorded map.
4. Restrictive Covenants as recorded in Real Record 221, Page 550, in Probate Office.
5. Easements as to underground cables to Alabama Power Company as recorded in Real Record 225, Page 199, in Probate Office.
6. Agreement with Alabama Power Company as recorded in Real Record 224, Page 191, in Probate Office.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTORS OR OF THEIR RESPECTIVE SPOUSES.


\$26,500.00 of the above consideration was paid from a mortgage recorded simultaneously herewith.

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 in 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.

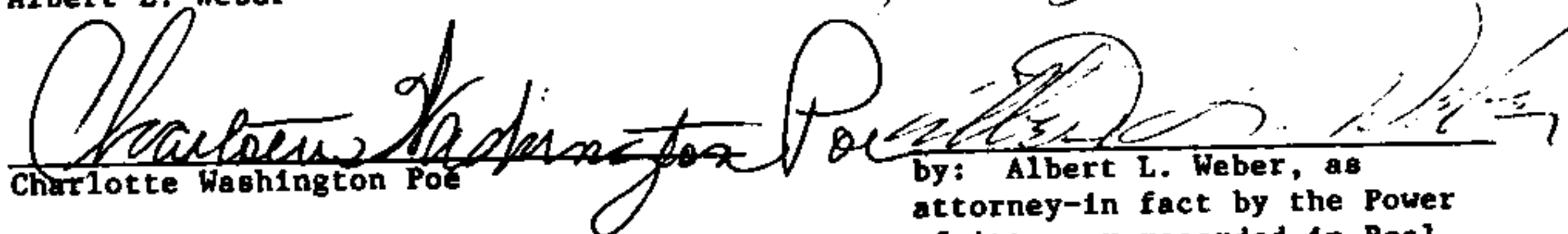
IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 8th day of October, 1990.

BOOK 313 PAGE 710

Mike A


Albert L. Weber


Meint J. Huesman

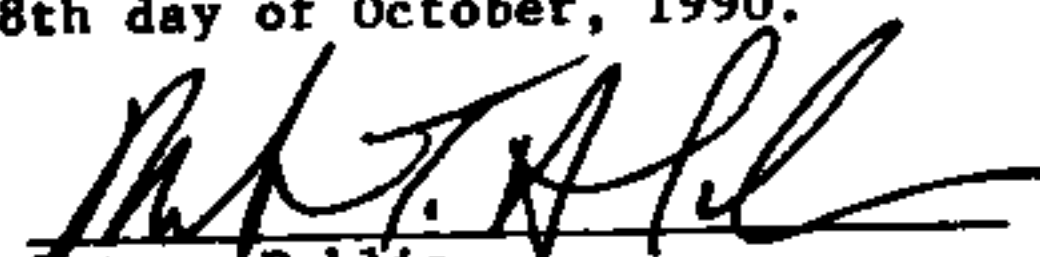

Charlotte Washington Poe

by: Albert L. Weber, as
attorney-in fact by the Power
of Attorney recorded in Real
Record 024, Page 359, in the
Probate Office of Shelby
County, Alabama.

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State hereby, certify that ALBERT L. WEBER, a married man, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 8th day of October, 1990.


Notary Public

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that ALBERT L. WEBER, whose name as Attorney in Fact for Meint J. Huesman, 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 executed the same voluntarily on the day the same bears date, in his capacity as such Attorney in Fact.

Given under my hand and official seal, this 8th day of October, 1990.


Notary Public

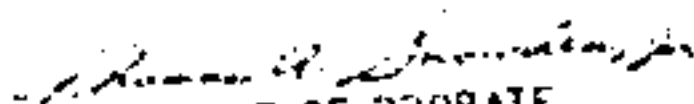
STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that CHARLOTTE WASHINGTON POE, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 8th day of October, 1990.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

90 OCT -9 AM 11:05


JUDGE OF PROBATE


Notary Public

1	3.00
2	5.00
3	8.00
4	1.00
5	13.00
6	
7	
8	
9	
10	
Total	30.00