

\$ 71,000.00

217

RICKS, CHARLES
REF #0697615

This instrument was prepared by Julie L. Irwin on behalf of the Trust Account administered by AMSOUTH BANK, National Association, P. O. Box 11426, Birmingham, AL 35202

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten and NO/100 (\$10.00) Dollars cash in hand paid by Bruce A. Thompson and Connie R. Thompson to AmSouth Bank, National Association, (formerly The First National Bank of Birmingham) as Trustee under that certain Trust Indenture dated November 1, 1982 with the Alabama Housing Finance Authority (hereinafter called Grantor), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said Bruce A. Thompson and Connie R. Thompson (hereinafter called Grantee), all right, title, interest and claim in or to the following described real estate lying and being situated in Shelby County, Alabama, to-wit:

LEGAL DESCRIPTION:

Lot 10, according to a Resurvey of Lots 5, 6 and part of Lots 7 and 8, Dunnam Farms, as recorded in Map Book 6, Page 85, in the Probate Office of Shelby County, Alabama.

Grantor has executed this conveyance subject to:

1. Ad Valorem taxes due and payable October 1, 1991 which the Grantee herein agrees to assume and pay.
2. Existing rights of way, encroachments, party walls, building restrictions, zoning recorded and/or unrecorded easements, deficiency in quantity of ground, overlaps, overhangs, any discrepancies or conflicts in boundary lines, or any matters not of record, if any, which would be disclosed by an inspection and survey of the property.
3. Statutory rights of redemption existing by virtue of Foreclosure held December 5, 1989 which said rights will exist during the statutory period.

\$71,206.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said Grantee, his successors and assigns forever.

This instrument is executed without warranty or representation of any kind on part of the undersigned, express or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

This instrument is executed by the undersigned solely in the representative capacity named herein, and neither this instrument nor anything herein contained shall be construed as creating any indebtedness or obligation on the part of the undersigned in its individual or corporate capacity, and the undersigned expressly limits its liability hereunder to the property now or hereafter held by it in the representative capacity named.

BOOK 320 PAGE 707

H. H. ...

IN WITNESS WHEREOF, AMSOUTH BANK, National Association, as Trustee under a certain Trust Indenture dated November 1, 1982 with Alabama Housing Finance Authority has caused these presents to be executed in its name and on its behalf and in its capacity as Trustee, as aforesaid, on this 20th day of November, 1990.

AMSOUTH BANK, National Association, as Trustee under a certain Trust Indenture dated November 1, 1982 with Alabama Housing Finance Authority

ATTEST:

BY: Judy C. Martin
ASSISTANT VICE PRESIDENT
AND TRUST OFFICER

BY: C. W. Scott Jr.
VICE PRESIDENT AND TRUST
REAL ESTATE OFFICER

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that C.W. Scott Jr. and Judy C. Martin whose names as Vice President and Trust Real Estate Officer and Assistant Vice President and Trust Officer, respectively, of AMSOUTH BANK, National Association, as Trustee under a certain Trust Indenture dated November 1, 1982 with Alabama Housing Finance Authority 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 said conveyance, they as such officers and with full authority, executed the same voluntarily for and as the act of said association, acting in its capacity as Trustee, as aforesaid.

Given under my hand and official seal this 20th day of November, 1990.

Sherry H. Scoggins
NOTARY PUBLIC
MY COMMISSION EXPIRES 12-9-93

BOOK 320 PAGE 708

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

90 DEC -5 AM 10:53

William H. Swanson Jr.
JUDGE OF PROBATE

1. Deed Fee	\$	2.00
2. Mtn Tax	\$	5.00
3. Recording Fee	\$	3.00
4. Inflation	\$	1.00
5. Notary Fee	\$	1.00
6. Certified Fee	\$	1.00
Total	\$	10.00