

SEND TAX NOTICE TO:

Mr. and Mrs. George W. Porter
~~2702 Wellington Circle~~
~~Pelham, AL 35124~~

P.O. Box 12367
Birmingham, AL 35202

This Instrument Prepared By:

Harold H. Goings, Esq.
Spain, Gillon, Grooms, Blan & Nettles
2117 Second Avenue North
Birmingham, Alabama 35203

Inst # 1992-24375

STATE OF ALABAMA)

SHELBY COUNTY)

10/23/1992-24375
09:20 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 114.00

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of One Hundred Four Thousand Nine Hundred and no/100 Dollars (\$104,900.00) to the undersigned Grantor, in hand paid by the Grantees herein, the receipt whereof is acknowledged, I, **Marie S. Lewis, an unmarried woman**, (herein referred to as Grantor), do grant, bargain, sell and convey unto **George W. Porter and wife, Faye Harvey Porter** (herein collectively referred to as Grantees), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 18, according to the Survey of Chanda Terrace, Fourth Sector, as recorded in Map Book 12, Page 99 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements, restrictions, and limitations, if any, of record in the aforesaid Probate Office.

TO HAVE AND TO HOLD, to 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 do for myself and for my heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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, I have hereunto set my hand and seal this the 21st day of October, 1992.

Marie S. Lewis
Marie S. Lewis

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Marie S. Lewis, an unmarried woman, 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 21st day of October, 1992.

[Signature]
Notary Public

My Commission Expires: 8-21-95

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