

## This instrument was prepared by:

(Name) Courtney Mason & Associates, P.C.  
(Address) 100 Concourse Parkway  
Birmingham, AL 35244

## Send Tax Notice to:

(Name) Robert A. Crutchfield  
(Address) Tracy T. Crutchfield  
2505 Single Tree Circle  
Birmingham, AL 35243**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR****STATE OF ALABAMA**SHELBY**COUNTY****KNOW ALL MEN BY THESE PRESENTS, \$11,500.00**That in consideration of ELEVEN THOUSAND FIVE HUNDRED AND NO/100----- DOLLARS  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,Kathryn J. Hammack, A SINGLE INDIVIDUAL.  
(herein referred to as grantors) do grant, bargain, sell and convey untoRobert A. Crutchfield, and wife Tracy T. Crutchfield(herein referred to as GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of  
them in fee simple, the following described real estate situated in Shelby County,  
Alabama to-wit:Lot 41, according to the Survey of Wagon Trace, as recorded in Map Book 6, page 140, in the Probate Office of  
Shelby County, Alabama.Subject to existing easements, current taxes, restrictions, set-back lines, rights of way, limitations, if any, of  
record.GRANTEES HEREIN JOINTLY AND SEVERALLY HEREBY ASSUME AND COVENANT TO PERFORM ALL THE TERMS AND CONDITIONS OF THE  
OBLIGATIONS SET FORTH IN THAT CERTAIN PROMISSORY NOTE EXECUTED BY KATHRYN J. HAMMACK AND DELIVERED TO  
MORTGAGEAMERICA, INC. IN THE AMOUNT OF \$79,250.00 DATED FEBRUARY 26, 1987, AND THAT CERTAIN MORTGAGE, SECURING SAID  
PROMISSORY NOTE OF EVEN DATE THEREWITH, UPON THE PROPERTY CONVEYED IN THE DEED, WHICH MORTGAGE IS RECORDED IN BOOK  
116 PAGE 974 AND INSTRUMENT #1992-25859 IN THE Shelby COUNTY REGISTER OF DEEDS OFFICE, INCLUDING, BUT NOT LIMITED  
TO, THE OBLIGATIONS TO REPAY THE DEBT.

Inst # 1993-12181

04/30/1993-12181  
09:53 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 KJS 18.00TO HAVE AND TO HOLD to the said GRANTEES ~~for~~ and during their joint lives and upon the death of either of them,  
then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever.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 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 23rd  
day of April, 19 93

## WITNESS

\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)Kathryn J. Hammack (Seal)  
Kathryn J. Hammack  
\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)**STATE OF ALABAMA**SHELBY**COUNTY****General Acknowledgment**I, the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that Kathryn J. Hammack, A single individual  
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 23rd day of April A.D., 19 93COURTNEY H. MASON, JR.  
MY COMMISSION EXPIRES

My Commission Expires: 3-5-95

Notary Public