

Send Tax Notice To:
AUSTIN A. HENLEY & BARBARA J. HENLEY
121 Moss Hill Lane
Calera, Alabama 35040



JEFFERSON TITLE CORPORATION

This instrument was prepared by P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

(Name) Holliman, Shockley & Kelly
3821 Lorna Road, Suite 110
(Address) Birmingham, AL 35244

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
Jefferson COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Twenty-Four Thousand Nine Hundred and no/100----- DOLLARS

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

JOE KILLINGSWORTH, *A MARRIED MAN*

(herein referred to as grantors) do grant, bargain, sell and convey unto

AUSTIN A. HENLEY and wife, BARBARA J. HENLEY
(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 51, according to the survey of Southern Hills, Sector 6, Phase One, as recorded in Map Book 17 page 93 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO: (1) Taxes for the year 1994 and subsequent years,
(2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
(3) Mineral and mining rights, if any.

\$ 36,000.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

Inst # 1994-31290

10/14/1994-31290
12:53 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MEL 98.50

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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, I have hereunto set his hand(s) and seal(s), this 7th

day of October, 19 94.

WITNESS:

(Seal) Joe Killingsworth (Seal)
JOE KILLINGSWORTH

(Seal) _____ (Seal)

(Seal) _____ (Seal)

STATE OF ALABAMA

General Acknowledgment

Jefferson COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that JOE KILLINGSWORTH, 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 7th day of October A.D., 19 94

8-29-98

JOHN R. HOLLIMAN
Notary Public

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