

This instrument was prepared by:

(Name) Mary Lynn Campisi

(Address) 3017 Pump House Road
Birmingham, Alabama 35243

Send Tax Notice To: Mark B. Atherton

name

100 Yellowhammer Circle

address

Alabaster, Alabama 35007

WARRANTY DEED-

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TEN AND NO/100-----

-----DOLLARS (\$10.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Mark B. Atherton, an unmarried man and Sandra J. Atherton, an unmarried woman
(formally husband and wife)

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Mark B. Atherton

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 7, in Block 2, according to the Survey of Meadowview, First Sector Addition, as recorded in Map Book 6, page 109, in the Probate Office of Shelby County, Alabama.

Subject to a mortgage executed to AmSouth Mortgage Company, Inc. dated 6/14/93 and recorded 6/18/93 in Instrument #1993-17917 in the Probate Office of Shelby County, Alabama.

Subject to an equity line mortgage executed to AmSouth Bank of Alabama and recorded in Instrument #1993-30410 and amended in Instrument #1993-32457 in the Probate Office of Shelby County, Alabama.

Subject to restrictions, building lines, easements, agreements and right of ways as same are filed of record.

Subject to ad valorem taxes for 1995 and subsequent years, said taxes being a lien but not due and payable until October 1, 1995. Inst # 1995-09538

NO TITLE OPINION GIVEN.

04/13/1995-09538
08:51 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCB 9.50

TO HAVE AND HOLD to the said grantee, his, her or their heirs and assigns 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 said GRANTEES, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal (s), this _____ day of _____, 19 _____

(Seal)

(Seal)

(Seal)

Mark B. Atherton
Mark B. Atherton (Seal)

Sandra J. Atherton
Sandra J. Atherton (Seal)

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Mary Lynn Campisi, a Notary Public in and for the said County, in said State, hereby certify that Mark B. Atherton and Sandra J. Atherton whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hands and official seal this _____ day of _____, A.D., 19 _____

Mary Lynn Campisi
Mary Lynn Campisi

Notary Public

My Commission Expires: 6/16/95

Inst # 1995-09538