



JEFFERSON TITLE CORPORATION

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

(Name) Martin, Drummond & Woosley, P.C.
 (Address) 2204 Lakeshore Drive, Suite 130
Birmingham, Alabama 35209

Send Tax Notice:
 David Mitchell
 310 Old Highway 25
 Columbiana, Alabama 35051

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

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

That in consideration of Sixty Three Thousand Dollars and no/100 DOLLARS

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

Catherine B. Glenn, a single person

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

David Mitchell and Kathy Mitchell

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in _____

Shelby County, Alabama to-wit:

Commence at the northwest corner of SW 1/4 of SE 1/4 of Section 24, Township 21, Range 1 West and run along said forty acre line south, 2 deg. 20' East 100 feet to the point of beginning of the lot herein described; thence continue south 2 deg. 20' East, 254 feet; thence north 89 deg. 40' East, 224.5 feet to the westerly right of way line of Alabama Highway #25; thence along same north 13 deg. 30' East, 225.8 feet; thence north 83 deg. 15' West, 290.1 Feet to the point of beginning; being situated in the SW 1/4 of the SE 1/4 of Section 24, Township 21, Range 1 West, Shelby County, Alabama.
 Less and except the North 100 feet thereof.

\$ 60,350.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Subject to existing easements, restrictions, current taxes, set-back lines, rights of way, limitations, if any, of record.

Inst # 1995-24371

09/05/1995-24371
 10:10 AM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 SNA 10.00

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 my hand(s) and seal(s), this 31st day of August, 19 95

WITNESS:

 (Seal) Catherine B. Glenn (Seal)
 _____ (Seal)
 _____ (Seal)

STATE OF ALABAMA
Jefferson COUNTY General Acknowledgment

I, Hubert E. Rawson, Jr., a Notary Public in and for said County, in said State, hereby certify that Catherine B. Glenn, a single person 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 31st day of August, A.D., 19 95

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
 MY COMMISSION EXPIRES: May 6, 1997.
 BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Hubert E. Rawson, Jr.
 Notary Public