

THIS INSTRUMENT PREPARED BY:

Send Tax Notice To:

NAME: D. Murphy

ADDRESS: 8 Penn Center, Phila., PA 19103

Scott M. Sirdevan

2904 Garland Circle

Birmingham, AL 35242

STATE OF ALABAMA }

Jefferson COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

\$167,500.00

That in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **ELEANORE F. WALKER, JOSEPH T. HARTMAN, TERRELL R. JOHNSON, ROBERT W. BUGEL and GEORGE E. MCCARTY, Trustees under Declaration of Trust dated March 1, 1990**

(herein referred to as grantor, whether one or more, grant, bargain, sell and convey unto

Scott M. Sirdevan and Stacey B. Sirdevan, as joint tenants with right of survivorship (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 2, Park Wood Estates, according to the Survey of Park Wood Estates as recorded in Map Book 16, Page 115, in the Office of the Judge of Probate of Shelby County, Alabama.

And by Authority set forth under Declaration of Trust dated March 1, 1990, any two Trustees thereunder may act for all the Trustees.

Subject to current taxes, easements, restrictions, mineral and mining rights and rights of way of record.

\$159,100.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

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10/30/1996-36052
10:09 AM CERTIFIED

TO HAVE AND TO 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 GRANTEE(S), 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; and that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEE(S), their heirs and assigns forever.

IN WITNESS WHEREOF I/we have hereunto set my/our hand(s) and seal(s), this 22nd day of October, 1996

(Seal)

(Seal)

(Seal)

Joseph T. Hartman (Seal)
and

Terrell R. Johnson (Seal)
Trustees under Declaration of Trust
dated March 1, 1990

STATE OF PENNSYLVANIA }
Philadelphia COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joseph T. Hartman and Terrell R. Johnson, Trustees under Declaration of Trust dated March 1, 1990, 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 hand and official seal this 22nd day of October, A.D., 1996

John Swierz
Notary Public

JOHN SWIERZ
COMMONWEALTH OF PENNSYLVANIA
COMMISSIONER OF DEEDS
MY COMMISSION EXPIRES JULY 8, 1998

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