Taul Payne Roll-Banan, Shockley & Kelly (Name) 2491 Pelham Parksay Pelham, Al. 35124 Taul Payne (Name) 2491 Pelham Parksay MARRANTY DEED. JOINT TENANTS WITH RIGHT OF SURVIVORSHIT STATE OF ALABAMA CDUNTY OFSELBY KNOW ALL. MEN BY THESE PRESENTS. That in consideration of _Sixty-Five Thousand and _no/100- to the undersigned granter, or granters in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we. John B. Schreiner and wife Patricia L. Schreiner (berein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real caste situated in Shelby County, Alabama, to-wil: Lot 55, according to the survey of Riverchase Country Club, Third Addition, Residential Subdivision, as recorded in Nap Book 7, Page 53, in the Probate Office of Shelby County, Alabama. SUBJECT TO: (1) Taxes for the year 1997 and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, listiations, convenants and conditions of record, if any; (3) Mineral and mining rights, if any. \$4.5,000.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded afmultaneously herewish, pelly heirs and assigns, forever, it is intension of the parties to his conveyance, that (outless the pint tenancy berefer tends is severed or terminated during the pint lives granters beeing in the even one game in the content sorvives the citier, the cutic intensic in fee simple shall pass to the curvivary granter, and joines and sorvives the citier, then the first and assigns, that I am (we are) lawfully selected in fee simple for said greaties, their in the year of game has an administrator coverant with the said GRANTEES, their heirs and assigns forever, against the his during granter, and joines to said they have been proved that it was all administrators coverant with the said GRANTEES, their heirs and assigns forever, against the his during the province as shower; and the parties of the foregoing conveyance, a since to the foregoing conveya	form furnished by LAND TITLE COMPANY	Seno	l Tax Notice To:		
(Name) 2531 Felties Feltony Pelhins, Al 35124 Pelhins, Al 35124 **Constitute Drive**		Tau	1 Payne		
That in consideration of Sixty-Five Thousand and no/100	Holliman, Shockley & Kelly	Ans	stasia M. Payne	<u> </u>	<u></u>
That in consideration of Sixty-Five Thousand and no/100	Name) 2491 Pelham Parkway Pelham, AL 35124	2	00 Commerce	e Drive	
That in consideration of Sixty-Five Thousand and no/100———————————————————————————————————	Address)	(\vec{1}{0}	dress) AL	, 35124	# 2 2
That in consideration of Sixty-Five Thousand and no/100———————————————————————————————————	WARRANTY DEED, JOINT TENANTS WITH RIGHT O	SURVIVORSHIP	, , ,		o.
That in consideration of Sixty-Five Thousand and no/100———————————————————————————————————					ر ن در
That in consideration of Sixty-Five Inducation and Induced Sixty S	STATE OF ALABAMA COUNTY OF <u>SHELBY</u> KNOW ALL	MEN BY THESE PR	ESENTS,		7-28
John B. Schreiner and wife Patricia L. Schreiner (berein referred to as grantors) do, grant, hargain, sell and convey unto Taul Payne and wife Anastasia N. Payne (berein referred to as GRANTEES) as joint lenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit: lot 55, according to the survey of Riverchase Country Club, Third Addition, lesidential Subdivision, as recorded in Map Book 7, Page 53, in the Probate Office of Shelby County, Alabama. WalleCT TO: (1) Taxes for the year 1997 and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, limitations, convenants and conditions of record, if any; (3) Mineral and mining rights, if any. 45,000.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith 28922 09/09/1997-28922 09/09/1997-28922 09/09/1997-28922 09/09/1997-28922 O9/09/1997-28922 O9/09/	•				ollars o
therein referred to as grantors) do, grant, hargoin, sell and convey unto Taul Payne and wife Anastasia M. Payne (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real easiet situated in Shelby County, Alabama, to-wit: Lot 55, according to the survey of Riverchase Country Club, Third Addition, Residential Subdivision, as recorded in Map Book 7, Page 53, in the Probate Office of Shelby Country, Alabama. SUBJECT TO: (1) Taxes for the year 1997 and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, limitations, convenants and conditions of record, if any; (3) Mineral and mining rights, if any. 45,000.00 of the purchase price is being paid by the proceeds of a first tortgage loan executed and recorded simultaneously heretical 2835 TO HAVE AND TO HOLD, to the said GRANTEIS as joint tenants with right of survivorship, their heirs and assigns, forever, it the intention of the parties to this conveyance, that (anless the joint tenancy hereby created is severed or terminated during the joint lives grantes herein) in the event one granted herein survives the other, then the licits and assigns of the grantees herein survives the other, then the licits and assigns of the grantees herein survives the other, then the licits and assigns of the grantees herein shall lake as leannts in common. And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEIS, field and with the said of grantees hereins and assigns, that I am (we are) lawfully solved in fee simple of said premises, that they are free from all encombrances, unless otherwise and exercity the heart of the said of the same to the said GRANTEIS, field heirs and assigns forever, against the lawful claims of all persons. IN WITNESS WHEREOF, we have hereousto sel Qur hand(s) and scal(s), this 27th day of August Whereoff are single of the foregoing conveyance. [Scal] STATE OF ALABAMA COUNTY OF SHELBY	to the undersigned grantor, or grantors in hand paid by the GI	ANTEES herein, the	receipt whereof is acknow	ledged, we,	*
Taul Payne and wife Anastasia M. Payne (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, ho-wit: Lot 55, according to the survey of Riverchase Country Club, Third Addition, Residential Subdivision, as recorded in Map Book 7, Page 53, in the Probate Office of Shelby County, Alabama. SUBJECT TO: (1) Taxes for the year 1997 and subsequent years; (2) Easements, reservations, rights-of-way, limitations, convenants and conditions of record, if any; (3) Mineral and mining rights, if any. 45,000.00 of the purchase price is being paid by the proceeds of a first cortagge loan executed and recorded simultaneously herewith—28922 09-09-1997-28922 09-09-1997-28922 09-09-1997-28922 09-09-1997-28922 O9-09-1997-28922 O9	John B. Schreiner and wife Patrici	a L. Schreiner			\$ C
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Residential Subdivision, as recorded in Map Book 7, Page 33, in the Flourite of Shelby County, Alabama. SUBJECT TO: (1) Taxes for the year 1997 and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, limitations, convenants and conditions of record, if any; (3) Mineral and mining rights, if any. \$45,000.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewish. 28,50 O9:09 AM CERTIFIED O9:09 CERTIFIED O9:09 AM CERTIFIED O9:09 CERTIFIED O9:09 AM CERTIFIED O9:09 CE	(herein referred to as GRANTEES) as joint tenants with right Shelby County, Alabama, to-w	of survivorship, the fo it:	ollowing described real est	tate situated in	
restrictions, reservations, rights-of-way, limitations, convenants and conditions of record, if any; (3) Mineral and mining rights, if any. 45,000.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously hereuish. 28922 09/09/1997-28922 09:09 AM CERTIFIED 09:09	Residential Subdivision, as recorded in M	hase Country Cl ap Book 7, Page	ub, Third Additio 53, in the Proba	n, ite Office	
Og/Og/1997-28922 Og-109 AM CERTIFIED Og-109 AM CERTIFIED SHEW COMPY JUDGE OF PROBATE SHEW COMPY JUDGE OF PROBATE 28.50 TO HAVE AND TO HOLD, to the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever, it the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their and assigns, that I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise altove; 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 warrant and defend the same to the said 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 27th day of (Scal) (Scal) (Scal) General Acknowledgment I, the undersigned authority a Notary Public in and for said County in said State, hereby certify that where name(s) are signed to the foregoing conveyance, a signed to the foregoing conveyance, a	restrictions, reservations, rights-of-way	, limitations,	convenants and co	its, inditions	
SNELBY COUNTY JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SNELBY COUNTY OF SIELBY OCCUPATION AND SUPPORT JUBGE OF PROBATE SIENCE OF PR	\$45,000.00 of the purchase price is be mortgage loan executed and recorded simul	eing paid by th taneously herew	e proceeds of a f	irst	
And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their and assigns, that I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise 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 administrator 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 administrator 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 administrator 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 administrator 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 administrator and encounters and assigns forever, against the lawful claims of all persons. IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 27th day of August (Seal) [Seal]	the intention of the parties to this conveyance, that tumess t	SHELBY COUNT SHELBY COUNT OO! NO S as joint tenants, with he joint tenancy hereby other the entire intere	y JUBGE OF PROBATE 28.50 right of survivorship, the created is severed or terest in fee simple shall pass	s to the surviving grante	ever, it being t lives of the e, and if one
IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 27th day of August 19 97. (Scal) (Sca	And I (we) do for myself (ourselves) and for my (our and assigns, that I am (we are) lawfully seized in fee simple	r) heirs, executors, and of said premises, tha	l administrators covenant v t they are free from all er (we) will and my (our) hei	with the said GRANTER neumbrances, unless others, executors and admin	S, their heir serwise notes
(Scal) John B. Schreiner (Scal) Atual L. Schreiner STATE OF ALABAMA COUNTY OF SHELBY General Acknowledgment I, the undersigned authority a Notary Public in and for said County in said State, hereby certify that signed to the foregoing conveyance, a signed to the foregoing conveyance, a	IN WITNESS WHEREOF, we have hereu				
STATE OF ALABAMA COUNTY OF SHELBY General Acknowledgment I, the undersigned authority a Notary Public in and for said County in said State, hereby certify that where name(s) are signed to the foregoing conveyance, a				<u>le.</u>	(Scal)
General Acknowledgment General Acknowledgment	· ·	(Scal) Patric	ia L. Schreiner	are une	(Seal)
I, the undersigned authority a Notary Public in and for said County in said State, hereby certify that	STATE OF ALABAMA COUNTY OF SHELBY				
whose papie(s) are signed to the foregoing conveyance, a					
htt B. Schreiner and wife Patricia L. Schreiner whose manic(s) areknown 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.	B. Schreiner and wife Patricia L. Schre	<u>iner</u> , whose name his day, that, being in	re) are signed t	O the totegoing conveys	allee, and m
Given under my hand and official scal, this the 27th day of August			August	1997	
Jane & Holling		Ver	me & Je	Alleman	
Notary Public 3 - 12 - 2001		Notary Public	3-12-2001		