

THIS INSTRUMENT PREPARED BY:

Send Tax Notice To:

NAME Edith L. Westbrook

Betty Blackburn White

4024 Saddle Run Circle

ADDRESS 3518 Polo Parc Ct., Birmingham, AL
35226

Pelham, Alabama 35124

WARRANTY DEED (Without Survivorship) **Alabama Title Co., Inc.**

BIRMINGHAM, ALA.

STATE OF ALABAMA

JEFFERSON

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thousand and no/100 Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Rosa P. Johnston

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

Betty Blackburn White

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

Lot 27, according to the Survey of Saddle Run Subdivision as recorded
in Map Book II, page 28, in the Office of the Judge of Probate of Shelby
County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 1997.
 2. Right of way to Alabama Power Co. as recorded in Real Vol. 142, page 195, Vol. 101, page 551, Vol. 112, page 49 and Vol. 263, page 48.
 3. Restrictions as recorded in Real Vol. 144, page 124.
 4. Restrictions in favor of Alabama Power Co. as recorded in Real Vol. 145, page 705.
 5. Agreement with regards to underground residential utility distribution with Alabama Power Co. as recorded in Real Vol. 145, page 712 in Shelby County, Alabama.
 6. Excepting therefrom title to all mineral of every kind and character within and underlying the premises, together with mining rights and other rights privileges and immunities relating thereto, as recorded in Vol. 79, page 297, in said Probate Office.
 7. Right of way to Shelby County, Alabama, recorded in Vol. 135, page 364.
 8. Condemnation by Alabama Power Co. as filed in Lis Pendings Vol. 5, page 265, in said Probate Office.
- 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 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, have hereunto set hands(s) and seal(s), this 16th
day of July, 1997

Rosa P. Johnston (Seal)

Inst # 1997-31113
Edith Westbrook (daughter) (Seal)

(Seal)
(Seal)

09/26/1997-31113
11:59 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
General Acknowledgment 9.50

STATE OF ALABAMA

JEFFERSON

COUNTY

I, Lori A. Smith, a Notary Public in and for said County, in said State,
hereby certify that Rosa P. Johnston
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 has executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 16th day of July, A.D., 1997