

This instrument was prepared by
(Name) Wade H. Morton, Jr., Attorney at Law
(Address) Post Office Box 1227, Columbiana, Alabama

This deed prepared based upon Commitment for Owner's policy of title insurance issued through Cahaba Title, Inc. and dated October 6, 1982.

Form 1-1-27 Rev. 1-66
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TEN THOUSAND AND NO/100 (\$10,000.00) DOLLARS

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

J. SHERRILL HANCOCK and wife, MARY B. HANCOCK,

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

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

Part of Lot 8, in Block 45 of Dunstan's Survey of Calera more particularly described as beginning at the Northeast corner of Block 45 according to Dunstan's Survey of Calera and run South 1 degree, 15 minutes West 50 feet; thence South 87 degrees, 15 minutes West 100 feet; thence North 1 degree, 15 minutes East 50 feet to the South line of 8th Avenue; thence along the South line of 8th Avenue North 87 degrees, 15 minutes East 100 feet to point of beginning.

Subject only to the following encumbrances and easements:

1. Ad valorem taxes for 1983 and subsequent years.
2. Public easements serving the above described real estate.
3. All rights-of-way and easements of record in the Office of the Judge of Probate of Shelby County, Alabama.

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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, we have hereunto set our hands(s) and seal(s), this 14th day of October, 1982.

Deed TAX 10.00 (Seal)
 Res 1.50 (Seal)
 Snd 1.00 (Seal)
 12.50
 1982 OCT 14 AM 11:40 (Seal)

J. Sherrill Hancock (Seal)
 J. Sherrill Hancock
 Mary B. Hancock (Seal)
 Mary B. Hancock

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that J. Sherrill and wife, Mary B. Hancock, whose names are signed to the foregoing conveyance, and who 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 14th day of October, 1982.

Return to:
Mrs. Linda Espey
Route 2, Box 33M
Calera, Alabama 35040

