

This instrument was prepared by

This Form furnished by:

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Pelham, Alabama 35124



Cahaba Title, Inc.
Highway 31 South at Valleydale Rd., P.O. Box 689
Pelham, Alabama 35124
Phone (205) 988-5600
Policy Issuing Agent for
SAFECO Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of -----FIFTY-SIX THOUSAND AND NO/100 DOLLARS (\$56,000.00)-----

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

WILLIAM D. ACTON, a married man,

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

JACK DONALD SATTERFIELD, a single man,

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

Lot 9, Block 5, Meadowview, First Sector Addition, according to the plat thereof recorded in Map Book 6, page 109, of the records in the Office of the Judge of Probate Court of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

Building setback line of 35 feet reserved from Meadowlark Drive as shown by plat. Public utility easements as shown by recorded plat, including a 5 foot easement on the North and on the West.

Restrictions, covenants and conditions as set out in instrument recorded in Misc. Book 11 page 174 in Probate Office of Shelby County, Alabama.

Transmission Line Permit to Alabama Power Company as shown by instrument recorded in Deed Book 151 page 96; Deed Book 299 page 482; and Deed Book 126 page 174 in Probate Office of Shelby County, Alabama.

Right-of-Way granted to South Central Bell by instrument recorded in Deed Book 292 page 623 in Probate Office of Shelby County, Alabama.

The property herein conveyed does not constitute the homestead of the Grantor herein. The entire purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 31st day of January, 1985

BOOK 017 PAGE 21

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT FILED
1985 FEB -6 AM 8:36

JUDGE OF PROBATE

Rec 2.50
Jud 1.00
3.50 (SEAL)

William D. Acton (SEAL)
William D. Acton

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that William D. Acton, a married man,

whose name(s) 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31st day of January, A.D. 1985

[Signature]
Notary Public