

STATE OF ALABAMA)
JEFFERSON COUNTY)

226

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Sixty Two Thousand and No/100 Dollars (\$62,000.00) to the undersigned grantor, Perry Martin Spitzer, Jr., as Executor of the Estate of Perry Martin Spitzer, Sr., deceased (hereinafter referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Linda A. Marky and Terea J. Smith as joint tenants with rights of survivorship (herein referred to as GRANTEE) the following described real estate situated in Shelby County, Alabama to-wit:

An undivided 1/4 interest in and to Lot 5, Block 4, according to the map and survey of Cahaba Valley Estates, Seventh Sector, as recorded in map Book 6, page 82, in the Probate Office of SHELBY County, Alabama.

Mineral and mining rights excepted.

Subject to any easements, restrictions and rights of way of record.

\$49,200.00 of the above recited purchase price was paid from the proceeds of a purchase money mortgage executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEE, as joint tenants with rights of survivorship, their heirs and assigns. And said GRANTOR does for himself, his successors and assigns, covenant with said GRANTEE, their heirs and assigns, that he is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that he has a good right to sell and convey the same as aforesaid, and that he will and his successors and assigns shall, warrant and defend the same to the said GRANTEE, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, Perry Martin Spitzer, Jr., as Executor of the Estate of Perry Martin Spitzer, Sr., deceased has hereto set his signature and seal, this the 29th day of February, 1988.

Perry Martin Spitzer, Jr.

PERRY MARTIN SPITZER, JR., as
Executor of the Estate of
Perry Martin Spitzer, Sr.,
deceased

Smyer, White

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FILED
FEB 29 1988
SHELBY COUNTY ALA

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Perry Martin Spitzer, as Executor of the Estate of Perry Martin Spitzer, Sr., deceased 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, he, as said Executor, and with full authority, executed the same voluntarily on the day the same bears date for and as the act of said estate.

Given under my hand and official seal this the 29th day of February, 1988.

My Commission Expires:
8-25-90


NOTARY PUBLIC

This Instrument Was Prepared By: SEND TAX NOTICE TO:

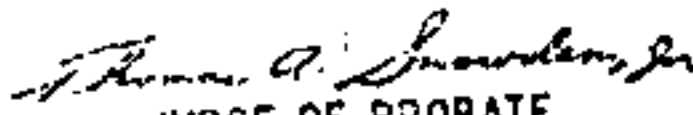
Smyer, White, Taylor & Putt
600 Title Building
Birmingham, Alabama 35203

Linda A. Marky
635 Crosscreek Trl
Pelham, Al 35124

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STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

88 MAR -3 AM 8:14


JUDGE OF PROBATE

1. *Shelby Co. 173-641*
2. Mig. Tax
3. Recording Fee 5.00
4. Indexing Fee 1.00
TOTAL 6.00