

This instrument was prepared by

**Mitchell A. Spears**

ATTORNEY AT LAW

143 Main, P.O. Box 91

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to: Phillip Wayne Davis  
(Name)

(Address) 731 Middle St.  
Montevallo, AL 35115

**WARRANTY DEED**

**STATE OF ALABAMA**

**SHELBY**

**COUNTY**

**KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of One Thousand, Five Hundred and 00/100, (\$1,500.00)-----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,  
Marvin Eugene Hall and wife, Mary E. Hall

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

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

Lot 20, according to the Survey of Wilson's Subdivision No. 1 as recorded in  
Map Book 3 page 62, in the Probate Office of Shelby County, Alabama; being  
situated in the SW 1/4 of Section 3, Township 24 North, Range 12 East, Shelby  
County, Alabama; being situated in Shelby County, Alabama.

**SUBJECT TO:**

- Property Taxes for 1992 and subsequent years.
- Mineral and mining rights are not insured.
- Public utility easements and rights of ways servicing subject property.
- Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s)  
recorded in Deed Book 123 page 39 and Deed Book 123 page 37 in Probate Office.

**PURCHASE MONEY FIRST MORTGAGE EXECUTED BY GRANTEE HEREIN, ON EVEN DATE HEREWITH,  
IN FAVOR OF MERCHANTS & PLANTERS BANK, IN THE SUM OF \$21,200.00.**

**05/05/1992-7051  
08:41 AM CERTIFIED**

**SHELBY COUNTY JUDGE OF PROBATE  
7.50**

**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 1st  
day of May, 19 92

\_\_\_\_\_  
(Seal)

Marvin Eugene Hall (Seal)  
Marvin Eugene Hall

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

Mary E. Hall  
Mary E. Hall (Seal)

**STATE OF ALABAMA**

**SHELBY**

**County**

**General Acknowledgment**

I, the undersigned authority \_\_\_\_\_ a Notary Public in and for said County,  
in said State, hereby certify that Marvin Eugene Hall and wife, Mary E. Hall

whose name(s) are \_\_\_\_\_ 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 1st day of May, 19 92

My Commission Expires: 9/94

Mitchell A. Spears  
Notary Public