

This instrument prepared by:  
S. Kent Stewart, Attorney at Law  
3800 Colonnade Parkway, Suite 650  
Birmingham, Alabama 35243

Send Tax Notice to:  
OLLIE D. SPENCER  
444 Wilderness Road  
Pelham, AL 35124

\*\*\*\*\*

STATE OF ALABAMA  
JEFFERSON COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of FIFTY-THREE THOUSAND AND NO/100'S (53,000.00), to the undersigned GRANTORS, in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I, SHIRLEY I. TOWNLEY, AN UNMARRIED WOMAN, (herein referred to as GRANTOR), grant, bargain, sell and convey unto

OLLIE D. SPENCER

(herein referred to as GRANTEE), the following described real property, situated in SHELBY County, to-wit:

Lot 26, in Block 2, according to the Survey of Cahaba Valley Estates, Fourth Sector, as recorded in Map Book 5, Page 127, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to easements, restrictions and right of ways of record.

\$50,350.00 of the consideration stated hereinabove was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, his heirs and assigns forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 19 day of January, 1993.

Shirley I. Townley  
Shirley I. Townley

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Shirley I. Townley, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 19 day of January, 1993.

Margaret M. Lee  
Notary Public  
My Commission Expires: 2-5-95

Inst # 1993-02104  
01/22/1993-02104  
09:05 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 9.50