

This instrument was prepared by:
(Name) William H. Halbrooks, Atty
(Address) 704 Independence Plaza
Birmingham, AL 35209

Send Tax Notice To: Leo H. Miller
name
1537 Applegate Lane
address
Alabaster, Alabama 35007

WARRANTY DEED-

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

That in consideration of FORTY SEVEN THOUSAND NINE HUNDRED AND NO/100-----
-----DOLLARS (\$47,900.00)
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, C. Rush McInnis Jr., a married man

(herein referred to as grantor, whether one or more). grant, bargain, sell and convey unto Leo H. Miller, an unmarried man

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

Lot 57, of Resurvey of Lots 1 through 64, 89 through 104 and A through C of
Applegate Manor, as recorded in Map Book 10, Page 25, in the Probate Office of
Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$48,822.00 of the purchase price recited above was paid from a mortgage loan
closed simultaneously herewith.

Inst # 1994-11385

04/07/1994-11385
10:43 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NCD 9.50

TO HAVE AND 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 person.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal (s), this 22nd
day of March, 19 94

_____(Seal) C. Rush McInnis Jr. (Seal)
C. Rush McInnis Jr.
_____(Seal) _____(Seal)
_____(Seal) _____(Seal)

STATE OF ALABAMA }
Jefferson COUNTY } General Acknowledgment

I, William H. Halbrooks, a Notary Public in and for the said County, in said State, hereby certify that
C. Rush McInnis Jr., a married man
whose name he 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 hands and official seal this 22nd day of March A.D., 19 94
William H. Halbrooks Notary Public

11385