

✓ This Instrument Was Prepared By:
Christopher R. Smitherman, Attorney At Law (File)
Post Office Box 261
968 Main Street - Suite E
Montevallo, Alabama 35115
(205) 665-4357

Send Tax Notice:
Madalyn Mitchell
275 Wilson Drive
Montevallo, AL 35115

STATE OF ALABAMA)
) **WARRANTY DEED**
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **Five Hundred and 00/100 Dollars (\$500.00)** and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Thomas E. Mitchell and wife, Madalyn Mitchell**, hereinafter called "Grantor," does hereby GRANT, BARGAIN, SELL AND CONVEY unto **Madalyn Mitchell, a married person** hereinafter called "Grantees" to hold during their natural life, and to have the full possession, benefits, and use of this property during that term, with remainder over at Grantee's death to **Thomas E. Mitchell, Jr., a MARRIED person**, in fee simple, together with every contingent and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

The South One Half (1/2) of Lot 17, according to the survey of Wilson Subdivision No. 1, in Corporation limits of Montevallo as recorded in Map Book 3, Page 62, in the Office of the Judge of Probate of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to any and all items of record.

This legal description is taken from a warranty deed dated August 5, 1994.

This deed was prepared without evidence of title search.

TO HAVE AND TO HOLD to the said Grantees and then to the Remainderman in fee simple forever, together with every contingent remainder and right of reversion.

The Grantor, does individually and for the heirs, executors, and administrators of the Grantor covenant with said Grantees and Remainderman and the heirs and assigns of the Remainderman, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the said premises; that the Grantor and the heirs, executors, administrators of the Grantor shall warrant and defend the said premises to the Grantees and the Remainderman and the heirs and assigns of the Remainderman forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 7th day of SEPTEMBER, 2002.

GRANTORS

Thomas E. Mitchell (L.S.)
Thomas E. Mitchell

Madalyn Mitchell (L.S.)
Madalyn Mitchell

STATE OF ALABAMA)

) **ACKNOWLEDGMENT**

SHELBY COUNTY)

I, Karen B. Lowery, a Notary Public for the State at Large, hereby certify that the above posted name, Madalyn Mitchell which is signed to the foregoing Warranty Deed, who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said person executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 16th day of July, 2002.

Karen B. Lowery
Notary Public
My Commission Expires: 4/24/05

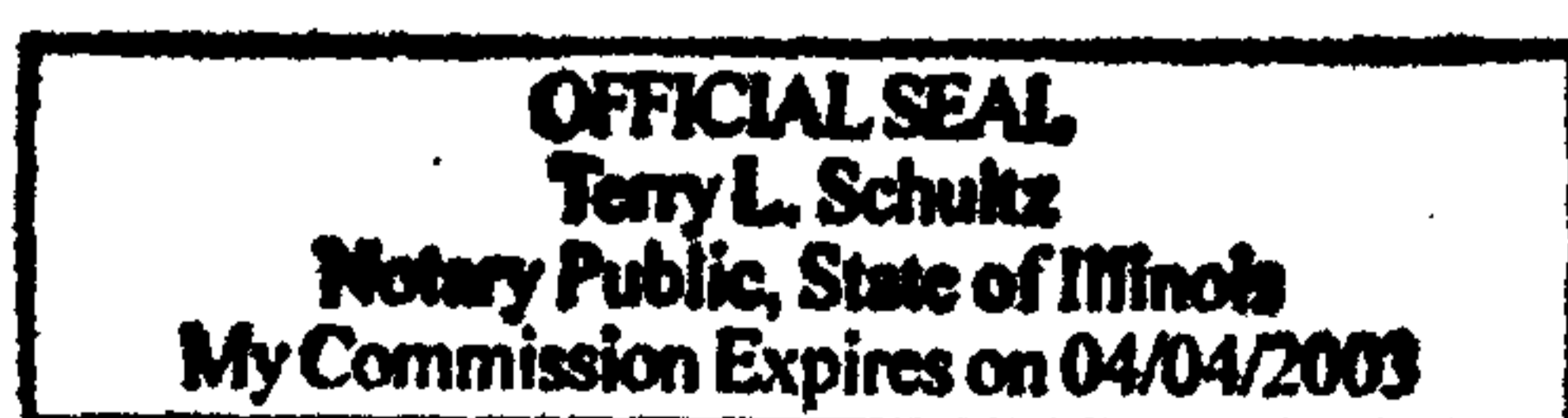
STATE OF Illinois)

) **ACKNOWLEDGMENT**

Tazewell COUNTY)

I, Terry L. Schultz, a Notary Public for the State at Large, hereby certify that the above posted name, Thomas E. Mitchell which is signed to the foregoing Warranty Deed, who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said person executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 7th day of September, 2002.



Terry L. Schultz
Notary Public
My Commission Expires: 4/4/2003