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Shelby Cnty Judge of Probate, AL
12/29/1970 09:45:05 AM FILED/CERT

THIS INSTRUMENT PREPARED BY:

NAME: Bob Fleming Sales & Ins. Co., Inc.
(J. H. McCurry)
ADDRESS: #1 Crosscreek Trail, Pelham, Ala. 35421

Form 1-1-6

CORPORATION FORM WARRANTY DEED— ALABAMA TITLE CO., INC., BIRMINGHAM, ALA.

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWO THOUSAND THREE HUNDRED & NO/100 -----DOLLARS,

to the undersigned grantor,
in hand paid by

CAHABA VALLEY HOMES, INC.
O. J. SELLERS

a corporation,

the receipt of which is hereby acknowledged, the said CAHABA VALLEY HOMES, INC.

does by these presents, grant, bargain, sell and convey unto the said O. J. SELLERS

the following described real estate, situated in SHELBY COUNTY, TO-WIT:

Lot 6, Block 2, according to the Survey of Oak Mountain Estates,
~~First Section~~, as recorded in Map Book 5, Page 57, in the Probate
Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set-back lines, right of ways, limitations, if any, of record.

TO HAVE AND TO HOLD, To the said O. J. SELLERS

And said CAHABA VALLEY HOMES, INC.
and assigns, covenant with said O. J. SELLERS

heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said

heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said CAHABA VALLEY HOMES, INC. by its
President, Bill D. Eddleman, who is authorized to execute this conveyance,
has hereto set its signature and seal, this the 22nd day of December, 19 70.

ATTEST:

CAHABA VALLEY HOMES INC.

By Bill D. Eddleman
President

Secretary

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned a Notary Public in and for said County, in
said State, hereby certify that Bill D. Eddleman
whose name as the President of Cahaba Valley Homes, Inc.
a corporation, 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 such officer and with full authority, executed
the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 22nd day of December, 19 70.

Notary Public

STATE OF ALA. SHELBY
COUNTY
INSTRUMENT NO. 1580
1970 DEC 29 11 54 AM
REC. BK. & PAGE AS ABOVE
U.C. FILE NUMBER
CONFIRMED
JAN 1 1971

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