

This instrument was prepared by

(Name) Elaine H. Connell

(Address) 3040 Montgomery Highway, Birmingham, Alabama.

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of THREE THOUSAND NINE HUNDRED FIFTY AND NO/100 -----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, GLADYS F. WALTERS, A Widow; RODES WALTERS & Wife, PATRICIA P. WALTERS; KARL WALTERS & Wife, VIRGINIA B. WALTERS; ROBERT H. MOFFITT, II & Wife, SARAH W. MOFFITT, being the sole and surviving heirs of C. T. Walters, deceased.

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

DORIS J. VAN DEVER

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

Lot 3, according to Walter's Cove, First Sector, as shown by subdivision map recorded in Map Book 5, Page 22, in the Probate Office of Shelby County, Alabama.

Subject to: Restrictive covenants and conditions filed for record on June 12, 1967 in Deed Book 248, Page 750. A 60-foot building setback line. Flooding rights of Alabama Power Company, if any. Transmission line permit to Alabama Power Company, recorded in Deed Book 52, Page 93, dated March 12, 1963.



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Shelby Cnty Judge of Probate, AL
02/04/1971 12:00:00 AM FILED/CERT

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 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 persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 13th day of January, 1971.

Glady's F. Walters (Seal)
Rodes Walters (Seal)
Patricia P. Walters (Seal)

Karl Walters (Seal)
Virginia B. Walters (Seal)
Robert H. Moffitt, II (Seal)
Sarah W. Moffitt (Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that GLADYS F. WALTERS, A Widow, 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 official seal this 13th day of January, A. D., 1971.

Elaine H. Connell

Notary Public.

My Commission Expires: January 4, 1975

STATE OF: Michigan

COUNTY OF: Washtenaw

I, Thomas J. Lander, a Notary Public in and for said County, in said State, hereby certify that RODERS WALTERS and wife, PATRICIA P. WALTERS, whose names are signed to the foregoing conveyance, and who are 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 18th day of January A.D., 19 71.

My Commission Expires: February 17, 1974

Thomas J. Lander
Notary Public

STATE OF: Kentucky

COUNTY OF: Simpson

I, Betty J. Trues, a Notary Public in and for said County, in said State, hereby certify that WRL. WALTERS and wife, VIRGINIA B. WALTERS, whose names are signed to the foregoing conveyance, and who are 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 21 day of Jan A.D., 19 71.

My Commission Expires: My Commission Expires April 23, 1974

Betty J. Trues
Notary Public

STATE OF: Pennsylvania

COUNTY OF: Cumberland

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Shelby Cnty Judge of Probate, AL
02/04/1971 12:00:00 AM FILED/CERT

I, V. Romayne Fertenbaugh, a Notary Public in and for said County, in said State, hereby certify that ROBERT H. MOFFITT, II and wife, SARAH M. MOFFITT, whose names are signed to the foregoing conveyance, and who are 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 26th day of January A.D., 19 71.

My Commission Expires: _____

V. Romayne Fertenbaugh
Notary Public

EMMETT CLOUD REALTY CO.
RETURN TO: 3040 Montgomery Highway
Birmingham, Alabama 35209

C. T. WALTERS ESTATE

TO

DORIS J. VAN DEVEER

WARRANTY DEED

STATE OF ALABAMA,
County.

4.00
1.45
5.45

Judge of Probate
LAWYERS TITLE INSURANCE CORPORATION
Title Insurance
BIRMINGHAM, ALA 35204
DEED TAX \$
RECORD FEE \$
TOTAL \$