

This instrument was prepared by

(Name) Carolyn B. Nelson

(Address) 1800 City Federal Building, Birmingham, Alabama 35203

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:

mtg 333-342

That in consideration of Two Hundred Ninety-eight Thousand Four Hundred Twenty and no/100----- (\$298,420.00) -----Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

W. E. Green and wife, Eva H. Green,
and Ellard N. Reader and wife, Mildred M. Reader,

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

Alston Callahan

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

Shelby

The SE 1/4 EXCEPT the North 163.70 feet of the N 1/2 of the SE 1/4 all in Section 6, Township 20 Range 3 West, Shelby County, Alabama.

Subject to:

1. Taxes due in the year 1973 which are a lien but not due and payable until October 1st, 1973.
2. Right of way to Alabama Power Company as shown by instrument recorded in Volume 139, Page 429, in the Probate Office of Shelby County, Alabama.

\$213,000.00 of the purchase price recited above was paid from a purchase money mortgage closed simultaneously herewith.

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19730816000046620 1/2 \$.00
Shelby Cnty Judge of Probate, AL
08/16/1973 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 10th day of August, 1973.

Mildred M. Reader (Seal)
Mildred M. Reader

W. E. Green (Seal)
W. E. Green
Eva H. Green (Seal)
Eva H. Green
Ellard N. Reader (Seal)
Ellard N. Reader

STATE OF ALABAMA

JEFFERSON COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that W. E. Green and wife, Eva H. Green, 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 10th day of August, A. D., 1973

Carolyn B. Nelson
Notary Public.

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Ellard N. Reader and wife, Mildred M. Reader, 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 10th day of August, 1973.

Carolyn B. Nelson
Notary Public

BOOK 282 PAGE 136

19730816000046620 2/2 \$.00
Shelby Cnty Judge of Probate, AL
08/16/1973 12:00:00 AM FILED/CERT

STATE OF ALA. SHELBY CO.
CLERK
CERTIFY THIS
INSTRUMENT WAS FILED
1973 AUG 16 PM 8:01
REC. BK. & PAGE AS SHOWN ABOVE
U.C.C. FILE NUMBER OR
JUDGE OF PROBATE

RETURN TO: LAMAR, SHARPE, FERGUSON & SON, SENECAVILLE
1800 City Federal Building
Birmingham, Alabama 35203

W. E. Green and wife,
Eva H. Green and
Ellard N. Reader and wife,
Mildred M. Reader,

TO

Alston Callahan

WARRANTY DEED

STATE OF ALABAMA,
County.

85.50
1.45
86.95

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$
RECORD FEE \$
TOTAL \$

RETURN TO: LAMAR, SHARPE, FERGUSON & SON, SENECAVILLE
1800 City Federal Building
Birmingham, Alabama 35203