

NAME: Bob Fleming Realty & Ins. (Lenora Beasley)

ADDRESS: #1 Cross Creek Trail Pelham, Alabama

8009

WARRANTY DEED

Alabama Title Co., Inc.



19740903000043000 1/2 \$.00
Shelby Cnty Judge of Probate, AL
09/03/1974 12:00:00AM FILED/CERT

State of Alabama

SHELBY COUNTY; KNOW ALL MEN BY THESE PRESENTS

That in consideration of TEN DOLLARS AND OTHER GOODS AND VALUABLE CONSIDERATION DOLLARS
to the undersigned grantor HOWELL T. VAUGHAN AND WIFE, REBECCA VAUGHAN

in hand paid by PEGGY H. FLEMING

the receipt whereof is acknowledged WE the said HOWELL T. VAUGHAN AND WIFE,
REBECCA VAUGHAN

do grant, bargain, sell and convey unto the said PEGGY H. FLEMING

the following described real estate, situated in SHELBY County, Alabama,

to-wit: An undivided one half interest in and to the following described
Real Estate.
Lot #5, according to Map of the 1971 addition to Shelby Shores,
recorded in Probate Office of Shelby County, Alabama, Map Book
5, page 96.
SUBJECT TO: Restriction as shown of record in the Probate Office
of Shelby County, Alabama in Misc. Book 1, page 62,
SUBJECT TO: Transmission line permit to Alabama Power Co, and
Southern Bell Telephone and Telegraph Co., recorded in said
Probate Office in Deed book 274, page 130.
Subject to: Transmission line permit to Alabama Power Co., recorded
in deed book 151, page 91, in said Probate Office, in deed book 225
pages 918 and 921; and rights acquired by Alabama Power Co., by
deed recorded in said Probate Office in deed book 253, pages 116
and 120.

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TO HAVE AND TO HOLD, To the said Peggy H. Fleming, her
heirs and assigns forever.

And we do, for ourselves and for our heirs, executors and administrators, covenant
with the said Peggy H. Fleming

heirs and assigns, that we lawfully seized in fee simple of said premises; that they are free from all
encumbrances;

that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs,
executors and administrators shall warrant and defend the same to the said
Peggy H. Fleming
heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto set our hand and seal
this 8th day of July, 1974

WITNESSES.

Howell T. Vaughan (Seal.)
Howell T. Vaughan
Rebecca Vaughan (Seal.)
Rebecca Vaughan
Rebecca Vaughan (Seal.)
Rebecca Vaughan

Return To: *Robert Marshall*
Shelby 35226

TO

WARRANTY DEED

STATE OF ALABAMA,
County.

450
147
5.19

19740903000043000 2/2 \$.00
Shelby Cnty Judge of Probate, AL
09/03/1974 12:00:00AM FILED/CERT

Judge of Probate

This form furnished by
ALABAMA TITLE COMPANY, INC.

Agents for

LOUISVILLE TITLE INSURANCE CO.

615 No. 21st Street Birmingham, Alabama

State of

COUNTY

General Acknowledgment

I, _____, a Notary Public in and for said County, in said State,
hereby certify that
whose name _____ signed to the foregoing conveyance, and who _____ known to me acknowledged be-
fore me on this day, that, being informed of the contents of the conveyance _____ executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this _____ day of _____ A.D., 19 _____

STATE OF ALABAMA, SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
JULY 4 1974
REC. DEPT. OF PROBATE
U.S. FILE NUMBER OR
PAGE AS SHOWN ABOVE
J.C. Jackson
Notary Public

BOOK 288 PAGE 536

State of

ALABAMA

SHELBY COUNTY

General Acknowledgment

I, J.C. JACKSON, a Notary Public in and for said County, in said State,
hereby certify that HOWELL T. VAUGHAN AND WIFE, REBECCA VAUGHAN
whose name _____ 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 ARE executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 8th day of JULY A.D., 19 74

J.C. Jackson
Notary Public

State of

ALABAMA

SHELBY COUNTY

Separate (and General) Acknowledgment by Wife

I, J.C. JACKSON, a Notary Public in and for said County, in said State, hereby
certify that on the date hereof, came before me the within named REBECCA VAUGHAN
who is known to me to be the wife of the within named HOWELL T. VAUGHAN

who, being examined separate and apart from the husband, touching her signature to the within
conveyance, acknowledged before me on this day that being informed of the contents of the conveyance, she
signed the same voluntarily and of her own free will and accord, and without fear, constraints, or threats on
the part of the husband.

Given under my hand and official seal this 8th day of _____ A.D., 19 _____

J.C. Jackson
Notary Public

STATE OF ALABAMA, SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
JULY 8 1974
REC. DEPT. OF PROBATE
U.S. FILE NUMBER OR
PAGE AS SHOWN ABOVE
J.C. Jackson
Notary Public