

This instrument was prepared by
(Name) William D. Hasty, Jr., Attorney 4798
(Address) 1808 Saulter Road, Birmingham, Alabama 35209
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 Eleven Thousand Five Hundred and no/100 (\$11,500)-----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, NORMAN MESSINA and wife, GAETHEA L. MESSINA

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

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

Lot 19, in Block 1, according to the Survey of Cherokee Forest, First Sector, as recorded in Map Book 5, Page 17, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to the following:

1. Ad valorem taxes for 1976 and subsequent years.
2. Restrictive covenants and conditions filed for record on June 11, 1966, in Deed Book 243, Page 25 as amended July 18, 1970, in Deed Book 263, Page 172.
3. 50-foot building set back line from Forest View Drive.
4. Utility easement across South and West Sides of said lot as shown on recorded map of said subdivision.
5. Transmission line permit to Alabama Power Company recorded in Deed Book 124, Page 484.
6. Transmission line permit to Alabama Power Company and Southern Bell Telephone and Telegraph Company dated May 21, 1966 and recorded in Deed Book 243, Page 761.

All documents recorded in the Probate Office of Shelby County, Alabama

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19760503000039190 1/1 \$.00
Shelby Cnty Judge of Probate, AL
05/03/1976 12:00:00AM FILED/CERT

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1976 MAY -3 PM 2:17
Deed Book 1150
JUDGE OF PROBATE

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 28th day of APRIL, 19 76.

William D. Hasty, Jr. (Seal)
William D. Hasty, Jr. (Seal)
William D. Hasty, Jr. (Seal)
Norman Messina (Seal)
NORMAN MESSINA
Gaethea L. Messina (Seal)
GAETHEA L. MESSINA
(Seal)

STATE OF ALABAMA }
JEFFERSON COUNTY } General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that NORMAN MESSINA and wife GAETHEA L. MESSINA whose name s 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 28th day of APRIL A. D., 19 76

William D. Hasty, Jr.
Notary Public.