This instrument was prepared by

409

(Name) LARRY L. HALCOMB, Attorney at Law

(Address) 3512 Old Montgomery Highway, Homewood, Alabama 35209

WARRANTY DEED– LAND TITLE COMPANY OF ALABAMA, Birmingham, Alabama

STATE OF ALABAMA
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seventy three thousand and no/100 ($73,000.00) DOLLARS

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

R. Denson Parker and wife, Joyce S. Parker

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

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

Lot 22, according to Homestead, First Sector, as recorded in Map Book 6, Page 9, in the Probate Office of Shelby County, Alabama.

Subject to taxes for 1979.

Subject to easements, building lines, restrictions, agreement and rights of way of record.

Mineral and mining rights excepted.

BOOK 319 PAGE 146

19790423000048980 1/1 $.00
Shelby Cnty Judge of Probate,AL
04/23/1979 12:00:00AM FILED/CERT

$65,700.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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 20th day of April, 19 79.

(Seal) R. DENSON PARKER (Seal)

(Seal) JOYCE S. PARKER (Seal)

(Seal) (Seal)

Deed 9.50 Rec mtg. 390-792
Rec. 1.50
Ind. 1.00
10.00

STATE OF ALABAMA
JEFFERSON COUNTY } General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for said County, in said State, hereby certify that R. Denson Parker and wife, Joyce S. Parker 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 20th day of April A. D., 19 79.

Larry L. Halcomb
Notary Public

JEFFERSON FEDERAL SAVINGS & LOAN ASSOCIATION
JEFFERSON FEDERAL BUILDING
[redacted] 15 NORTH 21ST STREET [redacted] [redacted]
BIRMINGHAM, ALABAMA 35203