[redacted] Telephone 205-663-1130

This instrument [redacted] was prepared by

(Name) Daniel M. Spitler
Attorney at Law
(Address) 1970 Chandalar South Office Park
Pelham, Alabama 35124

Corporation Form Warranty Deed

1191

[redacted]

This Form fur[redacted]:

Cahaba Title, Inc.
1970 Chandalar South Office Park
Pelham, Alabama 35124
[redacted]
Representing St. Paul Title Insurance Corporation

STATE OF ALABAMA)
) KNOW ALL MEN BY THESE PRESENTS,
COUNTY OF SHELBY)

That in consideration of Forty-eight Thousand Five Hundred and no/100---------DOLLARS,

to the undersigned grantor, W. M. Humphries Enterprises, Inc. a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto

✓ James L. Sharer, an unmarried man

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

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

BOOK 322 PAGE 323

1979092800012607 0 1/2 $.00
Shelby Cnty Judge of Probate,AL
09/28/1979 12:00:00AM FILED/CERT

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its Vice President, who is authorized to execute this conveyance, hereto set its signature and seal,

this the 25th day of September, 1979.

ATTEST:

W.M. Humphries Enterprises, Inc.

Secretary

By [signature]
Vice-President

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

I, the undersigned a Notary Public in and for said County, in said State,

hereby certify that DALTON H. BAGGETT

whose name as Vice President of W.M. Humphries Enterprises, Inc. , a corporation, 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, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 25th day of September, 1979

1182 Chandalar Court
Pelham, Al. 35124

[signature]
Notary Public

Form ALA-32 (Rev. 12-74)

EXHIBIT "A"

19790928000126070 2/2 $.00
Shelby Cnty Judge of Probate,AL
09/28/1979 12:00:00AM FILED/CERT

Unit "D", Building 11 of Chandalar South Townhouses, Phase 2, located in the SW 1/4 of the SE 1/4 of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the Southeast corner of said 1/4-1/4 section; thence in a Northerly direction, along the East line of said 1/4-1/4 Section a distance of 840.76 feet; thence 90 deg. left, in a Westerly direction a distance of 86.0 feet; thence 90 deg. left, in a Southerly direction a distance of 19.7 feet to the intersection of Unit "A" and a wood fence extending along the Northwest side of said Unit "A" of said Building 11; thence 87 deg. 23 min. 41 sec. right, in a Southwesterly direction along the outer face of said wood fence, a distance of 15.2 feet to the Northwest corner of a wood fence extending across the fronts of units "A", "B", "C", and "D", of said Building 11, thence 90 deg. left, in a Southeasterly direction along the outer face of said wood fence extending across the fronts of Units "A", "B", and "C" and "D", a distance of 69.5 feet to the Point of Beginning; thence continue along the last described course, along the outer face of said wood fence extending across the front of said Unit "D", a distance of 24.5 feet to the Southwest corner of said wood fence; thence 90 deg. left, in a Northeasterly direction along the outer face of a wood fence, wall, and the outer face of another wood fence, all being Southeast side of said Unit "D", a distance of 67.5 feet to the Southeast corner of said wood fence; thence 90 deg. left, in a Northwesterly direction along the outer face of a wood fence extending across the back of Unit "D", a distance of 13.6 feet to the Southwest corner of a storage building; thence 90 deg. right, in a Northeasterly direction along the outer face of said storage building, a distance of 4.2 feet to the Southeast corner of said storage building, thence 90 deg. left, in a Northwesterly direction along the outer face of said storage building a distance of 6.4 feet to the Northeast corner of said storage building; thence 90 deg. left, in a Southwesterly direction along the outer face of said storage building, a distance of 4.2 feet to a point on the outer face of a fence extending across the back of said Unit "D"; thence 90 deg. right, in a Northwesterly direction along the outer face of said wood fence, a distance of 4.5 feet to the centerline of a wood fence common to Units "C" and "D"; thence 90 deg. left in a Southwesterly direction along the centerlines of said wood, party wall and another wood fence, all common to Units "C" and "D", a distance of 67.5 feet to the Point of Beginning. Situated in Shelby County, Alabama.

According to Survey of Johnye Horton, dated August 13, 1979.
Reg. No. 12496.
Subject to easements and restrictions of record.
$43,000 of the purchase price recited was paid from a mortgage loan closed simultaneously herewith.

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See Mtg 396-583.

deed tax 5.50
3.00
rec. 1.00
ind
9.50

SEP 28 PM 1:01
JUDGE OF PROBATE