

This instrument was prepared by
(Name) WILLIAM J. WYNN, ATTORNEY AT LAW
(Address) 3400 MONTGOMERY HIGHWAY, PELHAM, ALABAMA 35124

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



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

19800514000053360 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
05/14/1980 00:00:00 FILED/CERTIFIED

That in consideration of Six Thousand Five Hundred and No/100-----DOLLARS
(\$5,800.00 of the above consideration being in the form of a mortgage given.)

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

R. H. STEELE, an unmarried man,

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

CATHERINE SMITHERMAN, an unmarried woman,

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

A part of Lot 14 in Block 2 in the town of Wilton, Alabama, formerly called "Birmingham Junction" according to a map recorded in Deed Book 14 on Page 239 in the Probate Office of Shelby County, Alabama, more particularly described as follows: Beginning at the southwest corner of said Lot 14 in Block 2 and run in an easterly direction along the north side of Old Selma Road a distance of 134 feet; thence in a northeasterly direction and parallel with the Northwest side of said Lot 14 in Block 2, a distance of 55 feet; thence run in a westerly direction and parallel with north line of old Selma Road a distance of 94 feet to the Northwest line of Lot 14 in Block 2,; thence in a southwesterly direction along the northwest side of Lot 14 in Block 2 a distance of 85 feet to the point of beginning.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 1980.
2. restrictions, easements ;& building lines of record.

\$5,800.00 or the purchase price recited above was paid from a mortgage
loan closed simultaneously with delivery of this deed.

BOOK 326 PAGE 347

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, I have hereunto set my hands(s) and seal(s), this 9th
day of May, 1980.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

Deed tax 1.00
Re. 1.50 x
And 1.00
350

Shelby 402-727

R. H. STEELE

1980 MAY 14 PM 12: 57

JUDGE OF PROBATE

STATE OF ALABAMA }
SHELBY COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State
hereby certify that R. H. STEELE, an unmarried man,
whose name 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 executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 9th day of May, A. D., 1980

W. J. Wynn
3400 Montgomery Highway
201

Notary Public