

This instrument was prepared by

(Name) Daniel M. Spitler
(Address) 1972 Chandalar South Office Park
Pelham, Alabama 35124



Cahaba Title, Inc.

1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corp.

Corporation Form Warranty Deed

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty-Eight Thousand Eight Hundred and no/100----- DOLLA
to the undersigned grantor, ROBIN HOMES, INC. a corpora

(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 Deborah Nell Hardy, and Van Coleman Hardy and wife, Vernell Hardy

(herein referred to as GRANTEE, whether one or more), the following described real estate, situated in

Lot 13, in Block 1, according to Wildewood Village, First Addition, as shown by survey recorded in Map Book 8 Page 38 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to easements and restrictions of record.

\$51,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.



19801222000144790 Pg 1/1 .00
Shelby Cnty Judge of Probate, AL
12/22/1980 00:00:00 FILED/CERTIFIED

STATE OF ALA. SHELBY
I CERTIFY THIS
INSTRUMENT WAS FILED

1980 DEC 22 AM 9:00

Deed 823
Recy. 2.00
Fees 1.00
11.00

Security 408-647

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 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 Michael D. Humphries President, who authorized to execute this conveyance, hereto set its signature and seal,

this the 16th day of December, 1980

ATTEST:

ROBIN HOMES, INC.

Secretary

By Michael D. Humphries President

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned

a Notary Public in and for said County, in said State

hereby certify that Michael D. Humphries

whose name as the President of ROBIN HOMES, INC., a corporation, is sign 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 and as the act of said corporation.

Given under my hand and official seal, this the 16th day of December, 1980