

This instrument prepared by

(Name) J. Dan Taylor/ Smyer, White, Taylor
Evans & Sanders
(Address) 2025 Fourth Avenue North
Birmingham, Alabama 35203



WARRANTY DEED

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of \$10,000.00 Ten Thousand and 00/100 DOLLARS and the assumption of an existing first mortgage loan.

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

Susan M. Lewis, an unmarried woman

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

Awtrey Building Corporation

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

Lot 39, according to the Survey of Cahaba Manor Town Homes, Second Addition, as recorded in Map Book 7, page 62, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to all easements, restrictions, and rights-of-way of record.

Subject to that certain mortgage executed by Susan M. Lewis, to Real Estate Financing, Inc., recorded in Mortgage Book 402, page 809.

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 30th day of December, 19 81

NOTARY SEAL
I CERTIFY THIS
DEED WAS FILED

Due TAX 10.00
Rec 1.50
Ind 1.00
12.50

1982 JAN -6 AM 8:43

(SEAL)

Susan M. Lewis
Susan M. Lewis

(SEAL)

(SEAL)

JUDGE OF PROBATE

(SEAL)

(SEAL)

STATE OF Alabama

Jefferson COUNTY

General Acknowledgment

I, undersigned

in said State, hereby certify that Susan M. Lewis, and unmarried woman

a Notary Public in and for said County.

whose name(s) 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of December, A.D. 19 81

