

(Name) DANIEL M. SPITLER
Attorney at Law
(Address) 1972 Chandalar Office Park
Pelham, Alabama 35124



Cahaba Title, Inc.
1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Thirty Five Thousand and no/100 (\$35,000.00) DOLLARS

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

W. M. Farris and wife, Lucille S. Farris

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

Charles M. Bordenca

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

Lots 15 and 16 in Block 1, according to map entitled Nickerson-Scott survey, as shown by map recorded in Map Book 3 Page 34 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama; except any portion of the right-of-way for U. S. Highway 31, as relocated.

Subject to easements and restrictions of record.

\$29,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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BOOK

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 8th day of February, 19 82

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

1982 FEB 10 AM 8:31

(SEAL)

W. M. Farris
W. M. FARRIS

(SEAL)

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

(SEAL)

Lucille S. Farris
LUCILLE S. FARRIS

(SEAL)

Deed 4.00
Rec. 1.50
Sul. 1.00
8.50

Sec mty. 418-249

(SEAL)

(SEAL)

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned
in said State, hereby certify that

a Notary Public in and for said County.

W. M. Farris and wife, Lucille S. Farris

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 8th day of February

A.D. 19 82

Daniel M. Spitler
Notary Public