

NAME R. Michael Booker, Esquire

ADDRESS 2157 14th Avenue, South, Birmingham, Alabama 35205

WARRANTY DEED (Without Survivorship)

State of Alabama

SHELBY

COUNTY

} Know All Men By These Presents,

That in consideration of Five Thousand Dollars (\$5,000.00)

DOLLARS

to the undersigned grantor Anna Neal

in hand paid by ✓ Ronald T. Neal

the receipt whereof is acknowledged

the said Anna Neal

do grant, bargain, sell and convey unto the said Ronald T. Neal

the following described real estate, situated in Shelby

County, Alabama,

to-wit:

Lot 19, according to the survey of Woodland Hills, First Phase, Fifth Sector, as recorded in Map Book 7, Page 152, in the Office of the Judge Of Probate of Shelby County, Alabama.

SUBJECT TO: (1) Current taxes; (2) Transmission line permit to Alabama Power Company recorded in Deed Book 107, page 526; (3) Building setback lines of 35 feet reserved from Mountain Parkway and Forest Ridge as shown by recorded plat; (4) Public utility easements as shown by recorded plat, including 10 foot easement on east and north sides thereof; (5) Restrictions, conditions and covenants to said subdivision recorded in Misc. Book 31, page 490; (6) Transmission line permit to Alabama Power Company and South Central Bell recorded in Deed Book 321, page 911.

BOOK 340 PAGE 604

TO HAVE AND TO HOLD, To the said Ronald T. Neal, his

heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant

with the said Ronald T. Neal, his

heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances;

that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Ronald T. Neal, his heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I have hereunto set my hand and seal

this 24th day of June,

19 82 .

WITNESSES

Anna Neal
ANNA NEAL

RETURN TO

TO

WARRANTY DEED
(WITHOUT SURVIVORSHIP)

STATE OF ALABAMA,

County.

This form furnished by

ALABAMA TITLE COMPANY, INC.

Agents for

COMMONWEALTH LAND TITLE INSURANCE CO.

615 No. 21st Street

Birmingham, Alabama 35203

Judge of Probate

COMMONWEALTH LAND TITLE INSURANCE

COMPANY

Form 8 3013-1

State of ALABAMA

JEFFERSON

COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Anna Neal 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of June,

A. D., 19 82.

Janice K. Peoples
Notary Public

State of

COUNTY

General Acknowledgment

I, a Notary Public in and for said County, in said State, hereby certify that whose name signed to the foregoing conveyance, and who known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this day of

A. D., 19

Deed 5.00
Rec. 3.00
Ind. 1.00
9.00
1982 JUN 30 AM 8:20

Notary Public

State of

COUNTY

Corporation Acknowledgment

I, a Notary Public in and for said County in said State, hereby certify that whose name as of 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, this the day of

19

Notary Public