

This instrument was prepared by

(Name) D. M. Spitler

(Address) Pelham, Alabama 35124



This Form furnished by:

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 Five Hundred and no/100 (\$500.00) Dollars

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

John D. Biro, an unmarried man, and Leigh S. Biro, an unmarried woman

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

✓ Victor Scott

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

Lots 37, 38, 39, and the South half of Lot 40, 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, being situated in Shelby County, Alabama, together with all improvements situated thereon.

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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 First day of September, 19 82

(SEAL) John D. Biro (SEAL)

(SEAL) Leigh S. Biro (SEAL)

(SEAL) (SEAL)

STATE OF Alabama
Shelby COUNTY

General Acknowledgment

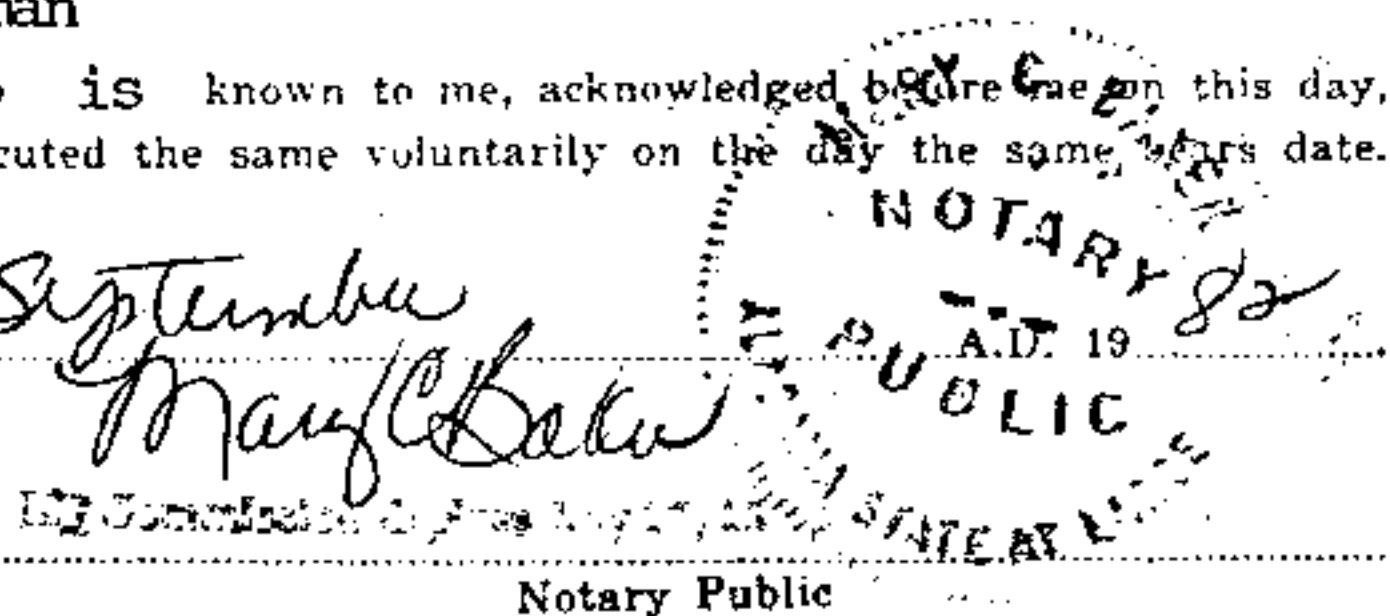
I, the undersigned,
in said State, hereby certify that

a Notary Public in and for said County,

John D. Biro, an unmarried man

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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1st day of September, A.D. 19 82



Notary Public

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Leigh S. Biro, an unmarried woman, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1st day of September, 19 82.

Mary C Baker
Notary Public

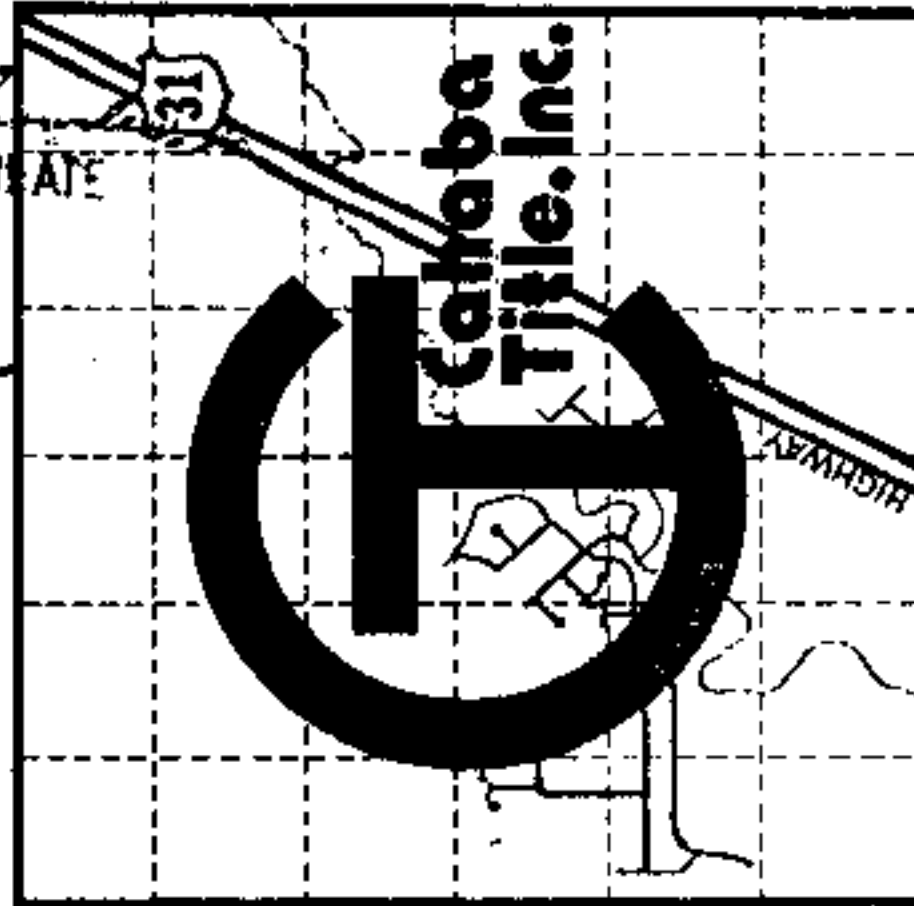
STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

1982 SEP -1 PM 1:15

JUDGE OF PROBATE

Deed TAX. 50
Fee 3.00
Jud 1.00
H. 50

STATE OF ALABAMA
COUNTY OF



Recording Fee \$

Deed Tax \$

This form furnished by

Cahaba Title, Inc.

1970 Chandler South Office Park

Pelham, Alabama 35124

Telephone 205-663-1130
Representing St. Paul Title Insurance Corporation

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TO

WARRANTY DEED

