

This instrument was prepared by

(Name) James C. Pino, Attorney at Law

(Address) P. O. Box 766, Alabaster, Alabama 35007

Form 1-1-27 Rev. 1-66

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

VALUE: \$9,000.00

That in consideration of Ten Dollars (\$10.00) and other valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Randy Grant, a single man and Karen Vacarella, a single woman

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

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

Lot 36, according to the map of Southern Hills, as recorded in Map Book 7, Page 72, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

SUBJECT TO: (1) Current taxes; (2) Covenants, conditions and restrictions contained in instrument filed for record in Misc. Book 25, Page 684; (3) Building setback line of 35 feet reserved from Southern Hills Drive as shown by recorded plat; (4) Public utility easements as shown by recorded plat, including a 15 foot easement on the west and a 7.5 foot easement on the south; (5) Transmission Line Permits to Alabama Power Co. recorded in Deed Book 103, Page 171, Deed Book 220, Page 46 and Deed Book 220, Page 40; (6) Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges, and immunities relating thereto, as recorded in Deed Book 114, Page 432; (7) Easement granted to Alabama Power Co. and South Central Bell Tel. Co. recorded in Deed Book 315, Page 215.

Grantors' Address: Randy Grant - Route 1, Box 78-A, Calera, AL 35040
Karen Vacarella - Route 2, Box 710, Calera, AL 35040
Grantee's Address: Route 2, Box 710, Calera, AL 35040

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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set OUR hands(s) and seal(s), this 30th day of September, 1982.

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

1982 OCT -1 AM 9:45

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

Randy Grant

Karen Vacarella

Karen Vacarella

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Randy Grant, a single man and Karen Vacarella, a single woman whose names are signed to the foregoing conveyance, and who ARE known to me, acknowledged before me on the 30th day of September, 1982, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

MITCHELL, GREEN, PINO & MEDARIS
ATTORNEYS AT LAW
SHELBY MEDICAL CENTER
Thomas A. Snowden, Jr.
JUDGE OF PROBATE
Any Dean C. [Signature]
Public.