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(Name) DANIEL M. SPITLER  
Attorney at Law  
(Address) 108 Chandalar Drive  
Pelham, Alabama 35124

This Form furnished by:

**Cahaba Title, Inc.**

Highway 31 South at Valleydale Road  
P. O. Box 689  
Pelham, Alabama 35124



Policy Issuing Agent for  
Safeco Title Insurance Co  
TELEPHONE: 988-5600

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifty Six Thousand and No/100 (\$56,000.00) DOLLARS

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

**Roger Dale Massey and wife, Peggy Massey**

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto  
**James L. Denham**

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

Lot 2 and West half of Lot 1 in Block 3 according to map of First Addition to Cedar  
Grove Estates as recorded in the Probate Office of Shelby County, Alabama, in Map  
Book 4 page 22; being situated in Shelby County, Alabama.

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

\$35,000.00 of the purchase price recited above was paid from a mortgage loan closed  
simultaneously herewith.

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 en-  
cumbrances, 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 7th  
day of March, 19 84

*Hand tax*  
21.00  
*Rps. 1.50*  
*Sub. 1.00*  
23.50  
STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
*See pg 444-974*  
1984 MAR 15 AM 8:37  
JUDGE OF PROBATE

(SEAL)

*Roger Dale Massey*  
ROGER DALE MASSEY

(SEAL)

(SEAL)

*Peggy Massey*  
PEGGY MASSEY

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA  
SHELBY

COUNTY

General Acknowledgment

I, the undersigned  
in said State, hereby certify that  
**Roger Dale Massey and wife, Peggy Massey**

a Notary Public in and for said County.

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 7th day of March, A.D. 19 84

*[Signature]*  
Notary Public