

(Name) ✓ James R. Moncus, Jr., Attorney

Jefferson South Title Service Co., Inc.

(Address) 1329 Brown Marx Tower, Birmingham, Al. 35203

AGENTS FOR

Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One hundred forty-five thousand and no/100 (\$145,000.00) Dollars

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

Joseph N. Miele and his wife, Posha Merle Miele

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

Theresa T. Ingram

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby

County, Alabama, to-wit:

Lot 97, according to the Survey of Chandalar South, Second Sector as recorded in Map Book 6, Page 12 in the Probate Office of Shelby County, Alabama. Less and except that part sold in Deed Volume 296, Page 364 more particularly described as follows: Begin at the most Northerly corner of said Lot 97; thence in a Southeasterly direction along the Northeasterly line of said Lot 97, a distance of 133.0 feet; thence 159 degrees 44' right, in a Westerly direction, a distance of 76.77 feet; thence 43 degrees 49' 40" right, in a Northwesterly direction, a distance of 66.52 feet to the point of beginning. Mineral and mining rights excepted.

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

\$130,150 of the above mentioned purchase price was paid for from a mortgage loan which was 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 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

22

day of

MAY 1984

84

I CERTIFY THIS

INSTRUMENT WAS FILED

See PG 445-639

1984 MAR 27 AM 9:29

Deed to 1500

Rec. 150

Vol. 102

1732

JUDGE OF THE COURT

(SEAL)

JOSEPH N. MIELE

(SEAL)

(SEAL)

POSHA MERLE MIELE

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama

Jefferson

COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joseph N. Miele and his wife, Posha Merle Miele

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

22 day of

March

A.D. 1984

Notary Public