

This instrument was prepared by

(Name) Courtney H. Mason, Jr.

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This Form furnished by:

Cahaba Title, Inc.

1970 Chandalar South Office Park
Pelham, Alabama 35124

Representing St. Paul Title Insurance Corporation

(Address) P. O. Box 360187, Birmingham, AL
35236-0187

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eighty-Nine Thousand Nine Hundred and No/100TH (\$89,900.00) Dollars

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

Meredith Edward Lyemance

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Anthony J. Cashia, an unmarried man, and Michelle S. Lee, an unmarried woman, as Tenants-In-Common, each with an undivided $\frac{1}{2}$ interested,

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

Lot 23, Block 2, according to the Survey of the Town of Adam Brown, Phase II as recorded in Map Book 8 page 25 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject to all existing taxes, easements and restrictions of record.

\$85,400.00 of the above recited purchase price was paid by a mortgage loan closed simultaneously herewith.

Grantees' Address: 3049 Old Stone Drive, Birmingham, Alabama 35243

The Seller hereby affirms that the above described property is not his homestead, that his homestead is located at 5324 Woodford Drive, Birmingham, Alabama 35243.

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 4th

day of March, 1985

Deed TAX 4.50
Rec 2.50
Ind 1.00
8.00
STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT
1985 MAR -6 AM 8:22
JUDGE OF PROBATE

Meredith Edward Lyemance (SEAL)
MEREDITH EDWARD LYEMANCE

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Meredith Edward Lyemance, 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 4th day of March, A.D. 1985

NOTARY PUBLIC
Meredith Edward Lyemance

Notary Public