

This instrument was prepared by

(Name) James R. Moncus, Jr.
(Address) 1329 Brown Marx Tower
Birmingham, Alabama 35203

97

1849-INDIAN HILL RD.
PELHAM - 35124

WARRANTY DEED-

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eighty-four Thousand and no/100 (\$84,000.00)-----

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Ron Braswell, d/b/a Ron Braswell Construction Company

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Bonnie M. Prescott, an unmarried woman

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

Lot 2-B, according to a resurvey of Lots 2, 5, 15, 16, 17, 27, 31 and 32,
of Indian Hills, First Sector, as recorded in Map Book 5, Page 104, in
the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

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

\$64,000.00 of the above-recited purchase price was paid from a mortgage
loan closed simultaneously herewith.

BOOK 066 PAGE 285

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
1986 APR -1 PM 1:54
JULIA

1. Deed Tax \$20.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 23.50

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, I have hereunto set my hands(s) and seal(s), this 24th day of March, 1986.

(Seal)
(Seal)
(Seal)

Ron Braswell
Ron Braswell, d/b/a Ron Braswell
Construction Company
(Seal)
(Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Ron Braswell, d/b/a Ron Braswell Construction Company 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 he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of March, A. D., 1986.

[Signature]
Notary Public