

REDEMPTION DEED

This instrument was prepared by
Steven R. Sears, attorney,
11 South Main Street, BX 4
Montevallo, AL 35115+0004
without benefit of title evidence.

State of Alabama)
County of Shelby)

Know all men by these presents, that in consideration of ten dollars and other good and valuable consideration, to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I, M. David Black of 129 N Main St, Montevallo, AL 35115 (herein referred to as grantor, whether one or more) do grant, bargain, sell, and convey unto Micheal S Allen of Rt 4, BX 149, Montevallo, AL 35115 (herein referred to as grantee, whether one or more) the following described real estate situated in Shelby County, Alabama, to-wit:

28 Main Street South, more particularly described as: A part of Lot 41 according to original plan of Town of Montevallo, Alabama, more particularly described as follows; Beginning at the intersection of the S line of Main Street with the NE line of Shelby Street in the Town of Montevallo and run in a northeasterly direction along the S line of Main Street a distance of 44 feet; thence run in a southeasterly direction and parallel with NE line of Shelby Street a distance of 109½ feet; thence run in a southwesterly direction and parallel with the S line of Main Street a distance of 44 feet to the NE line of Shelby Street; thence run in a northwesterly direction along the NE line of Shelby Street a distance of 109½ feet to the point of beginning; being situated in Shelby County Alabama.

None of the above described land is any part of the homestead of the grantor. The above described land is subject to a mortgage executed by Morris E. Horton, Sr. in favor of Pauline Scott Rogan Towery, recorded in Mortgage book 352, page 378; assigned to Victor Scott on 06 February 1985 by an instrument recorded at Real book 017, page 177 of the Probate Records of Shelby County; and reassigned by Victor Scott to the Merchants & Planters Bank on 01 March 1985 by an instrument recorded at Real book 019, page 669 of the Probate Records of Shelby County.

To have and to hold to the said grantee, his heirs and assigns forever.

I, M. David Black do for myself and for my heirs, executors, and administrators covenant with the said grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors, and administrators shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

In witness whereof, I have set my hand and seal, this 9 April 1986

Witness:

M. David Black

I, the undersigned notary public for the State of Alabama at Large, hereby certify that M. David Black, whose name is signed to the foregoing conveyance, and who is (made) 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 9 April 1986.

Notary public

1. Deed Tax \$ 10.00
2. Mtg. Tax _____
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 13.50

STATE OF ALABAMA
NOTARY PUBLIC
INSTRUMENT NO. 1111

1986 APR 11 AM 11:56

JUDICIAL COUNCIL

BOOK 067 PAGE 671