

This Instrument Was Prepared By:  
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Attorney at Law  
108 Chandalar Drive  
Pelham, Alabama 35124

MAIL TAX NOTICE TO:  
Mr. John O. Issis  
Rt 1 Box 458E Arrowhead Ln.  
Helena, Alabama 35080

1012

WARRANTY DEED

STATE OF ALABAMA )

SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED THIRTY-NINE THOUSAND AND NO/100 DOLLARS (\$139,000.00) to the undersigned GRANTOR (whether one or more), in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I or we,

JAMES L. GISI, an unmarried man

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

JOHN O. ISSIS, a married man and STEVE O. ISSIS, an unmarried man

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

Lot 6, according to the survey of Spring Garden Estates, Sector 2, as recorded in Map Book 5, page 12 in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

75 foot building line as shown by recorded map.

25 foot Alabama Power Company easement crossing SE corner as shown by recorded map.

Restrictions as recorded in Volume 245, page 297 in the Probate Office of Shelby County, Alabama.

Restrictions as recorded in Volume 245, page 784 in said Probate Office of Shelby County, Alabama.

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 10th day of June, 1986.

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED

1986 JUN 13 AM 10:09

STATE OF ALABAMA )

SHELBY COUNTY )

JUDGE OF PROBATE

James L. Gisi

(SEAL)

1. Deed Tax \$ 139.00

2. Mtg. Tax

3. Recording Fee 2.50

4. Indexing Fee 1.00

TOTAL 142.50

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James L. Gisi, an unmarried man whose name is assigned 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 10th day of June, 1986.

(NOTARIAL SEAL)

Notary Public