

This instrument was prepared by

(Name) Brenda Howard
2105 Old Montgomery Hwy
(Address) Suite 202
Pelham, AL 35124

989



500.00 OF THE ABOVE RECITED
CONSIDERATION HAS BEEN PAID FROM A
MORTGAGE EXECUTED SIMULTANEOUSLY

Jefferson Land Title Services Co., Inc.
318 21ST NORTH • P.O. BOX 10481 • PHONE (205) 328-8020
BIRMINGHAM, ALABAMA 35201
AGENTS FOR
Mississippi Valley Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA
Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of (\$500.00 and no/100-----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Jeffery L. Culpepper and his wife, Lori Ann Culpepper

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Marshall Jones Jr.
d/b/a, J & H Home Builders Corporated

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

Begin at the SW corner of the NW $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 9, Township 21
South, Range 2 West; thence run East along the south line of said $\frac{1}{4}$ - $\frac{1}{4}$
for 630.48 feet to the westerly R/W of a Shelby County road; thence 81.
37'18" left run northeasterly along said R/W for 202.70 feet; thence
97*58'40" left run 665.61 feet to the west line of said $\frac{1}{4}$ - $\frac{1}{4}$; thence 91.
58'52" left run 202.70 feet to the Point of Beginning. Containing 3.0
acres more or less according to my survey this 30th day of January, 1987.

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 en-
cumbrances, 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 9th
day of April, 1987.

Rec 2.50
Ind 1.00
3.50

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

(SEAL)

1987 APR 13 AM 9:33

(SEAL)

Thomas A. Shockley, Jr.
JUDGE OF PROBATE

(SEAL)

Jeffery L. Culpepper
Jeffery L. Culpepper

(SEAL)

Lori Ann Culpepper
Lori Ann Culpepper

(SEAL)

(SEAL)

STATE OF Alabama
Shelby COUNTY

General Acknowledgment

I, _____ a Notary Public in and for said County,
in said State, hereby certify that Jeffery L. Culpepper & Lori Ann Culpepper, his wife

whose name(s) are 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, here executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of April, A.D. 1987

Colonial Bank



Thomas A. Shockley
Notary Public
My Commission Expires December 6, 1987