

This instrument was prepared by

(Name) Jones & Waldrop  
(Address) 1009 Montgomery Highway  
Birmingham, Al. 35216

312  
Send Tax Notice To: Sharon Cohen  
name 112 Cambrian Way  
Birmingham, Al. 35242  
address

WARRANTY DEED-

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Sixty-seven thousand five hundred and no/100 (\$67,500.00)  
Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, Michael L. Moore, and his wife Kathy H. Moore

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

Sharon F. Cohen

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

Shelby

Unit 112 Cambrian Wood Condominium, located in Shelby County, Alabama,  
as established by Declaration of Condominium By Laws and Amendments,  
thereto as recorded in Misc. Book 12, page 87, in the Probate Office  
of Shelby County, Alabama and amended in Misc. Book 13, page 2; Misc.  
Book 13, page 4, and Misc. Book 13, page 344, in the said Probate  
Office, together with an undivided .0111225 interest in the common  
Elements as set forth in said declaration. Situated in Shelby County.

Subject to: All easements, restrictions and rights of way of record.

\$54,000.00 of the above mentioned purchase price was paid for  
from a mortgage loan which was closed simultaneously herewith.

1. Deed Tax \$ 13.50  
2. Mtg. Tax         
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 17.00

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 31  
day of May, 19 88.

STATE OF ALA. SHELBY  
I CERTIFY THIS  
INSTRUMENT WAS FILED (Seal)

88 JUL -7 AM 8:58 (Seal)

Judge of Probate (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that Michael L. Moore, and his wife Kathy H. Moore  
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 has executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 31 day of May, A. D., 19 88

Lisa C. Cline  
Notary Public