

TITLE NOT EXAMINED

355

1000  
\$500.00

This instrument was prepared by

(Name) Courtney H. Mason, Jr.

PO Box 360187

(Address) Birmingham, AL 35236-0187



This Form furnished by:

**Cahaba Title, Inc.**

Highway 31 South at Valleydale Rd., P.O. Box 689

Pelham, Alabama 35124

Phone (205) 988-5600

Policy Issuing Agent for



SAFECO Title Insurance Company

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten dollars (\$10.00) and other good and valuable consideration

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Dwight Collins Spradley, an unmarried man  
Dwayne Thomas Spradley, an unmarried man  
Herbert Craig Spradley, a married man

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

Dwayne Thomas Spradley, an unmarried man

(herein referred to as grantee, whether one or more), the following described real estate, situated in

County, Alabama, to-wit:

SHELBY

Commence at the SE Corner of the NE 1/4 of the SE 1/4 of Section 24, Township 18 South, Range 1 East; thence run West along the South line of said 1/4-1/4 for 486.81 feet; thence 50°25'37" right run 58.10 feet to the point of beginning; thence continue last described course for 208.38 feet; thence 90°91'30" right run 361.81 feet to the Southwesterly R/W of State Hwy # 25; thence 89°54'45" right run along said R/W for 208.38 feet; thence 90°05'15" right run 362.02 feet to the point of beginning. Containing 1.73 acres more or less.

This property is unimproved real estate and is not the homestead of any grantor as the term is defined by the Code of 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 24th day of July, 1985.

1. P. 100 50  
2. M. 100 2.50  
3. R. 100 2.50  
4. T. 100 2.00  
TOTAL 5.00  
JUDGE OF PROBATE

STATE OF ALABAMA  
I CERTIFY THIS  
INSTRUMENT WAS FILED

88 AUG -3 PM 2:18

(SEAL)

(SEAL)

(SEAL)

Dwight Collins Spradley (SEAL)  
Dwight Collins Spradley

Dwayne Thomas Spradley (SEAL)  
Dwayne Thomas Spradley

Herbert Craig Spradley (SEAL)  
Herbert Craig Spradley

STATE OF ALABAMA

SHELBY

COUNTY

General Acknowledgment

I, the undersigned authority, Joanne M. Chinkanda, a Notary Public in and for said County, in said State, hereby certify that Dwight Collins Spradley, an unmarried man - Dwayne Thomas Spradley, an unmarried man and Herbert Craig Spradley, a married man

whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 24th day of July, A.D. 1985.

Joanne M. Chinkanda  
Notary Public