

STATE OF ALABAMA

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§ ss.
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SOURCE OF TITLE:

SHELBY COUNTY

Deed Book 166, Page 349

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that Michael B. Spiller (sometimes also known as Michael Bailey Spiller), a married man; Jimmie G. Hayes (sometimes also known as Jimmie Gene Spiller Hayes), a married woman; Nedra Spiller Franks (sometimes also known as Nedra Gail Spiller Franks), a married woman; and Joan Spiller Ashcraft (sometimes also known as Joan Denise Spiller Ashcraft), a married woman (collectively, "Grantors") for and in consideration of the sum of \$10.00 in hand paid by Spiller Investments, Inc., an Alabama business corporation, ("Grantee") the receipt whereof is hereby acknowledged, do hereby remise, release, and forever quit claim unto Grantee, all their right, title, and interest in and to certain real property lying and being in Shelby County, State of Alabama, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference.

TO HAVE AND TO HOLD the above granted premises unto the Grantee, its successors and assigns forever.

Michael B. Spiller, Jimmie G. Hayes, Nedra Spiller Franks, and Joan Spiller Ashcraft hereby warrant that the above-described real property is not "homestead" as that term is defined in § 6-10-3 of the Code of Alabama (1975), as amended.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals on the 3rd day of October, 1988.

Michael B. Spiller

Michael B. Spiller

Jimmie G. Hayes

Jimmie G. Hayes

Nedra Spiller Franks

Nedra Spiller Franks

Joan Spiller Ashcraft

Joan Spiller Ashcraft

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STATE OF ALABAMA

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§ ss.
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TUSCALOOSA COUNTY

I, the undersigned authority, a notary public for the State of Alabama at large, hereby certify that Michael B. Spiller, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the foregoing instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 3rd day of October, 1988.

Kimberly...

Notary Public for the
State of Alabama at Large

TANNER, GUIN, ELY, LARY & NEISWENDER, P.C.

ATTORNEYS AT LAW

SUITE 700, CAPITOL PARK CENTER
2711 UNIVERSITY BOULEVARD 35401

P. O. BOX 2487

TUSCALOOSA, ALABAMA 35408

TELEPHONE (205) 348-4300

STATE OF ALABAMA
TUSCALOOSA COUNTY

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§ ss.
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I, the undersigned authority, a notary public for the State of Alabama at large, hereby certify that Jimmie G. Hayes, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the foregoing instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 3rd day of October, 1988.

Kim Suzanne Day
Notary Public for the
State of Alabama at Large

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432

STATE OF ALABAMA
TUSCALOOSA COUNTY

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§ ss.
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I, the undersigned authority, a notary public for the State of Alabama at large, hereby certify that Nedra Spiller Franks, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the foregoing instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 30th day of September, 1988.

Kim Suzanne Day
Notary Public for the
State of Alabama at Large

STATE OF ALABAMA
TUSCALOOSA COUNTY

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§ ss.
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I, the undersigned authority, a notary public for the State of Alabama at large, hereby certify that Joan Spiller Ashcraft, whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the foregoing instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 30th day of September, 1988.

Kim Suzanne Day
Notary Public for the
State of Alabama at Large

THIS INSTRUMENT PREPARED BY:
TANNER, GUIN, ELY, LARY, & NEISWENDER, P.C.
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2711 University Boulevard (35401)
P. O. Box 2487
Tuscaloosa, Alabama 35403
Telephone (205) 349-4300

Ref# C87KILwk.ac

A portion of Lot 18, according to the original plan of the Town of Montevallo, more particularly described as: Commence at the southmost corner of said lot 18, which point is also the intersection of the northwesterly margin of Shelby Street with the northwesterly margin of Main or Broad Street, and proceed northeasterly along the northwest margin of Main or Broad Street 52½ feet; thence northwesterly, parallel to Shelby Street, 150 feet; thence southwesterly parallel to Main or Broad Street 52½ feet to the northeasterly margin of Shelby Street; thence southeasterly along said margin 150 feet to the point of beginning.

Two buildings have been erected on the conveyed property, both joined and now known collectively as "35 South Main Street". The restrictions, burdens, and servitudes pertaining to the former party wall between these two buildings are hereby extinguished by merger. It is the intent of this instrument to convey these buildings, their grounds, contents and accouterments, whether or not correctly described above.

The restrictions pertaining to the party wall along the northeasterly border of the conveyed property, dividing it from 31 South Main, (now used as an office of State Farm Insurance Company), remain in full effect.

Subject to a thirty foot wide easement to the City of Montevallo along the northwest edge of the conveyed property for public access, gas and water utility lines, and placement of dumpsters for garbage removal.

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

88 OCT 24 AM 11:28

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ 10.00
2. Mtg. Tax	
3. Recording Fee	7.50
4. Indexing Fee	1.00
TOTAL	18.50