

This instrument was prepared by

(Name) Courtney H. Mason, JR.
(Address) PO Box 360187
Birmingham, AL 35236-0187

Send Tax Notice To: Michael Scott Swett
name
508 Wilderness Road
Pelham, Alabama 35124
address
LAND TITLE COMPANY OF ALABAMA

WARRANTY DEED-

1001

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eighty nine thousand and NO/100ths (\$89,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Thomas R. Michael and wife, Jill I. Michael

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

Michael Scott Swett, a single individual

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

Lot 7, in Block 1, according to the Map and Survey of Cahaba Valley Estates, Fourth Sector, as recorded in Map Book 5, page 127, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$80,100.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

1. Deed Tax \$ 9.00
2. Mtg. Tax _____
3. Recording Fee 2.50
4. Indexing Fee 1.00
TOTAL 12.50

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, we have hereunto set our hands(s) and seal(s), this 15th day of February, 19 89

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED (Seal)
89 FEB 20 AM 10:24 (Seal)

Judge of Probate (Seal)

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas R. Michael and wife, Jill I. Michael whose names 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 15th day of February, A. D., 19 89

Notary Public

My Commission Expires March 10, 1991