

form furnished by:

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This instrument was prepared by:

(Name) Daniel M. Spittler, Attorney  
(Address) 108 Chandalar Drive  
Pelham, Alabama 35124

Send Tax Notice to:

(Name) Mr. Curtis Allen Vaughn, Jr.  
(Address) 1219 Falling Star Lane  
Alabaster, Alabama 35007

1748  
**WARRANTY DEED**

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TWENTY-FOUR THOUSAND AND NO/100 (\$24,000.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, REID LONG, a married man, ELLIE B. GLASSCOX, a married man and ROY MARTIN, a married man (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto CURTIS ALLEN VAUGHN, JR., an unmarried man

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

Tract 2, according to the survey of Four Wing Lake Estates, as recorded in Map Book 12 page 89 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

**SUBJECT TO:**

Public utility easements as shown by recorded plat, including a 50 foot private easement on West side.

Rights of reiparian owners in and to the use of said Four Wing Lake.

Declaration of Covenants, Conditions, Restrictions, Rights and Public and Private Easements of Four Wing Lake Estates, as shown by instrument recorded in Real 229 page 842 in Probate Office of Shelby County, Alabama.

Easements as set out in instrument recorded in Real 87 page 290 in Probate Office of Shelby County, Alabama.

All tracts are subject to private easements as shown by Map Book 12 page 89 in Probate Office of Shelby County, Alabama.

No lot shall be further subdivided without road improvements as shown by Map Book 12 page 89 in Probate Office of Shelby County, Alabama.

Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, including rights set out in Real 87 page 290 in Probate Office of Shelby County, Alabama.

This property does not constitute the homestead of the Grantors herein.

\$21,600.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

1. Land Tax \$ 2.50  
2. Mig. Tax  
3. Recording Fee 2.50  
Indexing Fee 8.00  
TOTAL 8.00

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 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 5th day of May, 19 89

STATE OF ALABAMA, SHELBY COUNTY (Seal)  
I CERTIFY THIS INSTRUMENT WAS (Seal)

89 MAY 25 AM 8:55 (Seal)

Reid Long (Seal)  
Ellie B. Glasscox (Seal)  
Roy Martin (Seal)

STATE OF ALABAMA  
SHELBY

COUNTY }

JUDGE OF PROBATE

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Reid Long, a married man, Ellie B. Glasscox, a married man, and Roy Martin, 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 5th day of May, 19 89

1/25/90

My Commission Expires:

Notary Public