

This instrument was prepared by:
(Name) Mitchell A. Spears
(Address) P. O. Box 91
Montevallo, Alabama 35115

750

Send Tax Notice to:
(Name) C. Stuart Johnson
(Address) 17 Brush Creek Farms
Columbiana AL 35051

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY



KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seven Thousand and 00/100, (\$7,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
Whatley & Allen, an Alabama General Partnership

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

C. Stuart Johnson

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

Lot 7, according to the map of Canterbury Estates as recorded in Map Book 12,
Page 96, in the Probate Office of Shelby County, Alabama. Situated in Shelby
County, Alabama.

SUBJECT TO:

Right of way to Alabama Power Company as recorded in Deed Volume 141, Page
325, Deed Volume 165, Page 539, Deed Volume 179, Page 86 and Deed Volume 232,
Page 370, in the said Probate Office.

Excepting therefrom title to all minerals of every kind and character,
including, but not limited to oil, gas, sand, and gravel in, on and under
subject property, together with all mining, drilling and excavation rights.

Building line and easement as shown by recorded plat.

BOOK 242 PAGE 357

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 2nd
day of June, 19 89

(Seal)

(Seal)

(Seal)

(Seal)
Whatley & Allen, an Alabama General
Partnership, By: Jack Whatley, (Seal)
Its General Partner
Jack Whatley (Seal)

STATE OF ALABAMA

SHELBY

County



General Acknowledgment

I,
in said State, hereby certify that

a Notary Public in and for said County,

whose name(s) 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, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this day of 19

Notary Public

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Jack Whatley, whose name as General Partner of Whatley & Allen, an Alabama General Partnership, 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, in his capacity as such General Partner, executed the same voluntarily on the day the same bears date.
Given under my hand this the 2nd day of June, 1989.

Da A. Spence
Notary Public

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STATE OF ALABAMA
I CERTIFY THAT
INSTRUMENT WAS FILED

89 JUN 12 AM 10:35

William D. Henderson, Jr.
JUDGE OF PROBATE

1. Deed Tax	\$ <u>7.00</u>
2. Mtg. Tax	<u> </u>
3. Recording Fee	<u>5.00</u>
4. Indexing Fee	<u>2.00</u>
TOTAL	<u>14.00</u>

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