

1194

This instrument was prepared by
(Name) Courtney H. Mason, Jr.
PO Box 360187
(Address) Birmingham, AL 35236-0187

Send Tax Notice To: Denise R. Clothier
name 3012 O'Conner Court
Helena, Alabama 35080
address

WARRANTY DEED-

LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seventy four thousand nine hundred and NO/100ths (74,900.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

James D. Mason, d/b/a Mason Contruction Co.
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Denise R. Clothier, a single woman

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

Lot 93, according to the Survey of Braelinn Village Phase I, as recorded in
Map Book 11 page 100, in the Probate Office of Shelby County, Alabama;
being situated in the Town of Helena, Shelby County, Alabama.

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

\$74,372.00 of the above recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

THIS PROPERTY IS NOT HOMESTEAD PROPERTY OF THE ABOVE-NAMED GRANTOR, AS 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 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, I have hereunto set my hands(s) and seal(s), this 15th
day of June, 1989

(Seal)
STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

(Seal)
James D. Mason, d/b/a Mason Contruction Co.
(Seal)

89 JUN 19 AM 10:02

1. Deed Tax \$ 1.00
2. Mtg. Tax
3. Recording Fee 2.50
4. Indexing Fee 2.00
TOTAL 5.50

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

the undersigned, a Notary Public in and for said County, in said State,
hereby certify that James D. Mason, d/b/a Mason Contruction Co.
whose name 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 executed the same voluntarily
on the day the same bears date.
Given under my hand and official seal this 15th day of June, A. D., 1989

Notary Public

Commission Expires March 15, 1991

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