

This form furnished by:

Cahaba Title, Inc.

Riverchase Office
(205) 988-5600

Eastern Office
(205) 833-1571

B'ham

This instrument was prepared by:

(Name) Marie Hamilton
(Address) Route 1, Box 562
Calera, Alabama 35040

Send Tax Notice to:

(Name) Stephen P. Webb
(Address) 501 Lakeshore
Ennis, Texas 75119

710

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of THREE THOUSAND and NO/100 (\$3,000.00) AND OTHER GOOD AND VALUABLE CONSIDERATION.

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

Charles Leslie Hamilton and wife, Myrtle Marie Hamilton

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

Stephen P. Webb, a married man

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

The North half of Lot 4, and all of Lots 5, 6, and 7, in Block 60, according to J. H. Dunstan's map and survey of the Town of Calera, Alabama, being situated in Shelby County, Alabama.

SUBJECT TO THE FOLLOWING:

1. Right-of-way and easements of record.
2. Mineral and mining rights are excepted to the extent such are not owned by the grantor; grantor conveys to grantee whatever right, title or interest is owned by grantor in the mineral and mining rights.

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1. Deed Tax -----	\$ <u>3.00</u>
2. Mtg. Tax -----	\$
3. Recording Fee -----	\$ <u>2.50</u>
4. Indexing Fee -----	\$ <u>3.00</u>
5. No Tax Fee -----	\$
6. Certified Stamp Fee --	\$ <u>1.00</u>
Total -----	\$ <u>9.50</u>

RETURN TO
JIM WALTER HOMES, INC.
P. O. BOX 31601
TAMPA, FLORIDA 33631-3601

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 27th day of Oct., 19 89

STATE OF ALA. SHELBY CO. (Seal)
I CERTIFY THIS (Seal)
INSTRUMENT WAS FILED (Seal)
89 NOV 13 PM 12:01 (Seal)

Charles Leslie Hamilton (Seal)
Myrtle Marie Hamilton (Seal)

(Seal)

STATE OF ALABAMA

Shelby JUDGE OF PROBATE } General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Charles Leslie Hamilton & Myrtle Marie Hamilton whose name(s) are signed to the foregoing conveyance, and who are is 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 27th day of October, 19 89

10-10-90
My Commission Expires:

Martha L. Wood
Notary Public