

1753

This instrument was prepared by
(Name) Lamar Ham
(Address) 3512 Old Montgomery Highway
Birmingham, AL 35209
WARRANTY DEED-

Send Tax Notice To: Jesse E. Croley
name
1133 King Arthur Court
address
Alabaster, AL 35007

STATE OF ALABAMA }
Jefferson COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Forty Nine Thousand Nine Hundred and 00/100-----Dollars

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

Demetrios G. Nakos, a married man

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

Jesse E. Croley

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

Lot 10, according to the Survey of Bishop Creek Townhouses, 1st Addition,
as recorded in Map Book 13, page 8, in the Probate Office of Shelby County,
Alabama.

Subject to current taxes, easements, restrictions, mineral and mining rights
and rights of way of record.

\$50,237.00 of the purchase price was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

This property is not the homestead of the Grantor herein or his spouse.

NO TAX COLLECTED	
1. Deed Tax -----	\$ -----
2. Mig. Tax -----	\$ -----
3. Recording Fee -----	\$ <u>2.50</u>
4. -----	\$ <u>3.00</u>
5. -----	\$ <u>1.00</u>
6. -----	\$ <u>1.00</u>
Total -----	\$ <u>7.50</u>

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 18th
day of January, 19 90

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED (Seal)

90 JAN 24 PM 12:31 (Seal)

JUDGE OF PROBATE

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Demetrios G. Nakos, a married man
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 18th day of January, A. D., 19 90

Notary Public

MY COMMISSION EXPIRES NOVEMBER 9, 1993