

This Instrument Was Prepared By:

47

SEND TAX NOTICE TO:

✓ Frank K. Bynum, Esquire
#17 Office Park Circle
Birmingham, Alabama 35223

Shelia D. Stratton
901 Burnt Pine Drive
Maylene, AL 35114

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of SIXTY TWO THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$62,900.00) to the undersigned grantor, B.G. WINFORD BUILDERS, INC., a corporation, (herein referred to as GRANTOR) in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto SHELIA D. STRATTON (herein referred to as GRANTEE), the following described real estate, situated in the State of Alabama, County of SHELBY, to-wit:

Lot 9, according to the Resurvey of Lot 9, of Abernathy's Addition to Eagle Wood Estates, as recorded in Map Book 14, Page 28 as recorded in the Probate Office of Shelby County, Alabama.

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

\$62,539.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns forever.

AND said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, that is lawfully seized in fee simple of said premises, that it is free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, against the lawful claims of all persons.

IN WITNESS WHEREOF, B. G. WINFORD BUILDERS, INC., the said GRANTOR, by its President, BRETT G. WINFORD who is authorized to execute this conveyance, has hereto set its signature and seal, this 28th day of June, 1990.

B. G. WINFORD BUILDERS, INC.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED BY:

BRETT G. WINFORD, President

STATE OF ALABAMA 90 JUL -2 AM 9:57

COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that BRETT G. WINFORD whose name as President of B. G. WINFORD BUILDERS, INC., a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

Given under my hand and official seal, this the 28th day of June, 1990.

My Commission Expires: 11/20/92
zstrat.txt


Notary Public

1. Doc. Tax	8.50
2. L	0.50
3. L	3.00
4. L	1.00
5. L	1.00
6. C.	1.00
Total	15.00