

This form furnished by:

**Cahaba Title, Inc.**

Eastern Office  
(205) 833-1571

Riverchase Office  
(205) 988-5600

This instrument was prepared by:

(Name) Daniel M. Spitler, P.C.

(Address) 108 Chandalar Drive

Pelham, Alabama 35124

Send Tax Notice to:

(Name) Keystone Homes, Inc.

(Address) 608 Turtle Lake Drive

Leeds, Alabama 35094

**WARRANTY DEED**

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Hundred and No/100's (\$500.00) Dollars

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

Roger Massey, a married man

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

Keystone Homes, Inc., a corporation

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby County, Alabama, to-wit:

Lot 35, according to the survey of Autumn Ridge, as recorded in Map Book 12 pages 4, 5 and 6, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.  
Mineral and mining rights excepted.

Subject to all easements and restrictions of record.

This property does not constitute the homestead of the grantor herein.

BOOK 300 PAGE 566

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
90 JUL 17 AM 9:50  
JUDGE OF PROBATE

|             |             |
|-------------|-------------|
| 1. Deed Tax | <u>.50</u>  |
| 2.          | <u>2.50</u> |
| 3.          | <u>3.00</u> |
| 4.          | <u>1.00</u> |
| 5.          | <u>7.00</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 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 16th day of July, 19 90

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

Roger Massey  
Roger Massey (Seal)

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

STATE OF ALABAMA

Shelby

County }

General Acknowledgment

I, the undersigned  
in said State, hereby certify that

Roger Massey, a married man  
a Notary Public in and for said County.

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

Given under my hand and official seal, this 16th day of July, 19 90

1-8-94

My Commission Expires

[Signature]  
Notary Public