

696

SEND TAX NOTICE TO:

(Name) Martha Shaw Fant
(Address) 90 Shaw Drive
Chelsea, AL 35043

This instrument was prepared by
(Name) Gerard J. Durward, Attorney at Law
(Address) 803 City Federal Building, Birmingham, AL 35203

Form 1-1-27 Rev. 1-68
WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

\$ 5,000.00

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

That in consideration of ONE DOLLAR (\$1) and other good & 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 C. STEPHEN FANT and MARTHA SHAW FANT, formerly man and wife,
(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto MARTHA SHAW FANT,
an unmarried woman,

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

The E $\frac{1}{2}$ of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 12, T-20-S, R-2-W as
recorded in the Probate Office of Shelby County, Alabama.

THIS DEED IS BEING MADE PURSUANT TO THAT CERTAIN PROVISION OF THE
FINAL JUDGMENT OF DIVORCE RENDERED BETWEEN THE GRANTORS HEREIN IN THE
EQUITY COURT OF JEFFERSON COUNTY, ALABAMA UNDER CASE NO. DR90 3181 JGB
ON OCTOBER 31, 1990.

Subject to existing easement, restrictions, set-back lines, right of ways,
limitations, if any, of record.

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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, we have hereunto set OUR hands(s) and seal(s), this 12TH
day of December, 1990.

_____(Seal)
_____(Seal)
_____(Seal)

C. Stephen Fant (Seal)
MARTHA SHAW FANT (Seal)
_____(Seal)

STATE OF ALABAMA }
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that C. STEPHEN FANT, an unmarried 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 10th day of December, A. D. 1990

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that MARTHA SHAW FANT, an unmarried woman
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 she executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 12th day of December A. D., 1990

Blanche P. Pappas
Notary Public.
My Commission expires: 9/28/90

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
90 DEC 12 PM 2:59

James D. Thompson
JUDGE OF PROBATE

1. Deed Tax	\$ 5.00
2. Mtg. Tax	\$
3. Recording Fee	\$ 2.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 6.00
Total	\$ 14.00

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RETURN TO: Martha Shaw Fant
90 Shaw Drive
Chelsea, AL 35043

C. Stephen Fant and Martha Shaw
Fant, formerly man and wife

TO

Martha Shaw Fant, an unmarried

woman

WARRANTY DEED

STATE OF ALABAMA,
SHELBY County.

Judge of Probate

LAWYERS TITLE INSURANCE
CORPORATION
Title Insurance
BIRMINGHAM, ALA.

DEED TAX \$
RECORD FEE \$
TOTAL \$