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This Instrument Prepared By:
James F. Burford, III, Attorney at Law
Suite 200, 100 Vestavia Office Park
Birmingham, Alabama 35216

Send Tax Notice To:
COOPER M. SCHLEY JR.
1014 LAKE WINDS DR.
BIRMINGHAM, AL. 35244

WARRANTY DEED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Two Hundred Thirteen Thousand Five Hundred and No/100 Dollars (\$213,500.00) to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, RANDALL H. GOGGANS, a married man (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto COOPER M. SCHLEY, JR. (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 8, according to the Survey of Cahaba Valley Farms, a single family, residential, estate lot subdivision as recorded in Map Book 15 Page 36 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

BOOK 359 PAGE 432
SUBJECT TO: (1) Taxes due in the year 1991 and thereafter. (2) Restrictions, covenants and conditions as set out in instrument(s) recorded in Real 345, Page 293 and as shown by Map Book 15, Page 36 in Probate Office. (3) Transmission Line Permit(s) to Alabama Power Company as shown by instrument(s) recorded in Deed Book 133 Page 170 in Probate Office. (4) Prescriptive Right-of-Way along the East line of subject property. (5) Fire and library dues accruing to the property conveyed herein after the date of the delivery of this deed.

The property conveyed herein is not the homestead of the Grantor.

The entire consideration recited herein was derived from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, his heirs and assigns forever.

And I do for myself and for my heirs, executors and administrators, covenant with said Grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 15 day of August, 1991.


Randall H. Goggans (L.S.)

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, James F. Burford, III, a Notary Public in and for said County, in said State, hereby certify that Randall H. Goggans, 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 15 day of AUGUST, 1991.

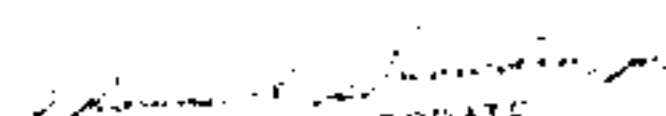

Notary Public

NOTARY PUBLIC, STATE OF ALABAMA AT LARGE.
MY COMMISSION EXPIRES: MAR. 1, 1994.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.

BOOK 359 PAGE 433

STATE OF ALA. SHELLEY
I CERTIFY THIS
INSTRUMENT WAS FILED

91 AUG 19 AM 10:32


JUDGE OF PROBATE

notary paid
500
300
100
100

1000