

This form furnished by:

Cahaba Title, Inc.

Riverchase Office
(205) 988-5600

Eastern Office
(205) 833-1571

This instrument was prepared by:

(Name) Courtney Mason & Associates, P.C.
(Address) 100 Concourse Parkway, Suite 350
Birmingham, Alabama 35244

Send Tax Notice to:

(Name) Don Martin Construction Co., Inc.
(Address) 1209 Hwy. 35
Pelham, Alabama 35124

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fourteen Thousand & No/100 Dollars (\$14,000.00)

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

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Don Martin Construction Co., Inc.

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

A parcel of land in the NW 1/4 of the NW 1/4, Section 22, Township 21 South, Range 3 West, Shelby County, Alabama, described as follows: From the Northwest corner of Section 22, run South along the West line of Section 22 a distance of 266.32 feet to the beginning point of subject parcel of land; from said point thus established, continue along said line 266.33 feet; thence run East and parallel to the North Section line a distance of 654.73 feet to a point on the West line of a 20 foot gravel road; thence run North along said road line a distance of 266.33 feet; thence run West and parallel to the North Section line a distance of 654.73 feet, back to the beginning point.

Subject to existing easements, current taxes, restrictions set-back lines, rights of way, limitations, if any, of record.

1. Deed Tax	\$ <u>Netax</u>
2. Mtg. Tax	\$ <u>0.00</u>
3. Recording Fee	\$ <u>2.50</u>
4. Indexing Fee	\$ <u>3.00</u>
5. No Tax Fee	\$ <u>1.00</u>
6. Certified Fee	\$ <u>1.00</u>
Total	\$ <u>7.50</u>

THE PREPARER OF THIS DOCUMENT HAS NOT EXAMINED TITLE TO THE PROPERTY DESCRIBED HEREIN AND MAKES NO CERTIFICATION AS TO TITLE.

The entire consideration of the purchase price recited above was paid from a mortgage loan simultaneously herewith.

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 5th day of November, 19 91.

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

91 NOV 13 AM 9:07

Greg Seagle (Seal)
Emily Seagle (Seal)

STATE OF ALABAMA
SHELBY

County

General Acknowledgment

I, the undersigned, a Notary Public in and for said County,
in said State, hereby certify that **Greg Seagle and wife, Emily Seagle**

whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 5TH day of November, 19 91.

MY COMMISSION EXPIRES APRIL 25, 1995

My Commission Expires

Josephine L. L...

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(S+H) Bank