

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) Barbara Ann Vance  
(Address) 221 Vine Street  
Montevallo, Alabama 35115

**WARRANTY DEED**

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SIXTY ONE THOUSAND AND NO/100ths

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

Carroll M. Mister, a married man and Rena D. Mister, a single individual

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

Barbara Ann Vance, a single individual

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

See Attached Exhibit "A" for Legal description

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

\$50,000.00 of the above-recited purchase price was paid from a mortgage loan closed  
simultaneously herewith..

THIS PROPERTY IS NOT HOMESTEAD PROPERTY OF CARROLL M. MISTER AS DEFINED BY THE CODE  
OF ALABAMA.

THIS PROPERTY IS NOT HOMESTEAD PROPERTY OF RENA D. MISTER AS DEFINED BY THE CODE OF  
ALABAMA.

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 8TH  
day of November, 19 91

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

Carroll M. Mister (Seal)  
Rena D. Mister (Seal)  
\_\_\_\_\_  
(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 Carroll M. Mister, a married man and Rena D. Mister, a single  
individual

whose name(s) are signed to the foregoing conveyance, and who are As 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 8th day of November, 19 91  
COURTNEY H. MASON, JR.  
MY COMMISSION EXPIRES

EXHIBIT "A"

Lot 3, fronting on Vine Street 100 feet and running back 150 feet, said lot located in the Alma H. Jeter addition to the Town of Montevallo as described in map and survey made by R. S. Villadson, C.E. and recorded in Record Book 96, Page 140, in the Probate Office of Shelby County, Alabama. ALSO the following described property to wit: Lot 4, fronting on Vine Street 100 feet and running back 150 feet, said lot located in the Alma H. Jeter Addition to the Town of Montevallo as described in map and survey made by R. S. Villadson, C.E. and recorded in Record Book 96, Page 140, in the Probate Office of Shelby County, Alabama. ALSO the following described property to wit: Beginning at the East corner of Lot 4 of said addition to the Town of Montevallo, at the Southwest right-of-way margin of Vine Street as a point of beginning, thence Southeast along said right-of-way margin 1.54 feet, thence 56 degrees 36 minutes right and leaving said right-of-way margin run along the Northwest line of the Alabama College property 214.44 feet, thence 137 degrees 02 minutes 26 seconds right 123.06 feet to the South corner of Lot 4, thence 76 degrees 21 minutes 34 seconds right 150.0 feet to the Southeast right-of-way margin of Vine Street, the point of beginning.

BOOK 372 PAGE 983

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
91 NOV 14 AM 8:47

JUDGE OF PROBATE

1. Deed Tax	\$ 11.00
2. Mtg. Tax	\$ 5.00
3. Recording Fee	\$ 3.00
4. Indexing Fee	\$ 1.00
5. No Tax Fee	\$ 1.00
6. Certified Fee	\$ 0.00
Total	\$ 20.00