

This instrument was prepared by  
Richard K. Mauk, Attorney  
(Name) 2001 Park Place North, suite 550  
(Address) Birmingham, AL 35203

Send Tax Notice To: Francis G. & Nancy S. Murphy  
name 405 Wilderness Road  
Pelham, AL 35124  
address

**WARRANTY DEED-**

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

That in consideration of Eighty Three Thousand Nine Hundred and no/100 DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantees herein, the receipt whereof is acknowledged, I  
or we, Benny Cleve Casey and wife, Wanda Gail W. Casey

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto  
Francis G. Murphy and Nancy S. Murphy

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

Lot 23, Block 1, according to the survey of Cahaba Valley Estates, First sector, as recorded  
in Map Book 5 Page 84, in the Probate Office of Shelby County, Alabama; being situated in  
Shelby County, Alabama. Mineral and mining rights excepted.

Inst # 1992-11268

06/15/1992-11268  
02:37 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 NCB 23.50

**LESS AND EXCEPT:**

1992 Property Taxes  
All easements, rights and restrictions.

"\$67,100.00 of the purchase price recited herein was paid by a Mortgage closed simultaneously  
herewith."

TO HAVE AND TO HOLD to the said grantees, 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 June, 1992.

(Seal)

(Seal)

(Seal)

Benny Cleve Casey (Seal)  
Benny Cleve Casey  
Wanda Gail W. Casey (Seal)  
Wanda Gail W. Casey (Seal)

STATE OF ALABAMA }  
Jefferson COUNTY }

**General Acknowledgment**

I, Tracey L. Vaughn, a Notary Public in and for said County, in said State,  
hereby certify that Benny Cleve Casey and wife, Wanda Gail W. Casey  
whose name 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 12th day of June, A. D., 1992.

My Commission Expires: 6-4-96

Tracey L. Vaughn  
Notary Public