

SEND TAX NOTICE TO:

(Name) Ralph Bailey Towner, Jr.

(Address) 16 Oakdale Drive
Montevallo, Alabama 35115

This instrument was prepared by

(Name) Courtney Mason and Associates

(Address) 100 Concourse Parkway, Suite 350, Birmingham, Alabama 35244

Form 1-1-87 Rev. 1-86

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

Inst # 1993-17239

That in consideration of Seventy one thousand five hundred and No/100

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

Jeffrey Robert Leach and wife, Jonelle K. Leach

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

Ralph Bailey Towner, Jr., a single man

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

Lot 16, according to the Survey of Oakdale Estates, as recorded in Map Book 5, page 98, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

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

\$71,500.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Inst # 1993-17239

06/14/1993-17239
02:16 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DD1 MCD 7.50

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 9th day of June, 1993.

(Seal)
(Seal)
(Seal)

Jeffrey Robert Leach (Seal)
Jonelle K. Leach (Seal)
Jonelle K. Leach (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 Jeffrey Robert Leach and wife, Jonelle K. Leach, 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 14th day of June, A. D., 1993.

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES
3-5-95

Notary Public.