

This instrument was prepared by
(Name) HOLLIMAN, SHOCKLEY & KELLY ATTYS.
3821 Lorna Road, Suite 110
(Address) Birmingham, AL. 35244

Send Tax Notice To: CAROL DUNAGAN WHITE
name 3205' Chickasaw Lane
Birmingham, AL. 35242
address

WARRANTY DEED-

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

That in consideration of ONE HUNDRED TWENTY-FOUR THOUSAND AND NO/100 (\$124,000.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,
JOHN C. HAILEY, JR. and wife, DEBORAH W. HAILEY

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

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

Lot 98, according to the Survey of Broken Bow, Second Addition, as recorded in Map Book 8, Page 152, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Taxes for the year 1994 and subsequent years.
(2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any. (3) Mineral and mining rights, if any.

\$ 95,000.00 of the purchase price of the property being conveyed herein has been paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

Inst # 1994-01377
01/12/1994-01377
03:35 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HCD 37.50

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 7th day of January, 1994.

(Seal) * John C. Hailey, Jr. (Seal)
JOHN C. HAILEY, JR.
(Seal) * Deborah W. Hailey (Seal)
DEBORAH W. HAILEY

STATE OF ALABAMA }
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that JOHN C. HAILEY, JR. and wife, DEBORAH W. HAILEY 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 7th day of January, A. D., 1994

My Commission Expires: 8-29-94 [Signature] Notary Public

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