

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) Albert F. Willis, Jr.
136 Kentwood Drive
(Address) Alabaster, AL. 35007

This instrument was prepared by

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

Form 1-1-27 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED FORTY THOUSAND AND NO/100 (\$140,000.00) DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Rickey Douglas d/b/a Douglas Builders

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Albert F. Willis, Jr.

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

Lot 4, according to the Survey of Kentwood, as recorded in Map Book 16, Page 109, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

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

\$112,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Rickey Douglas d/b/a Douglas Builders, grantor herein is one and the same person as Ricky Douglas d/b/a Douglas Builders, grantee in that certain deed recorded in Instrument No. 1992-2728.

This property is not the homestead of the grantor or his spouse as defined by the Code of Alabama.

Inst # 1994-22820

07/20/1994-22820
10:41 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
OO: MCD 36.50

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, I have hereunto set my hands(s) and seal(s), this 15th day of July, 19 94.

(Seal)
(Seal)
(Seal)

Rickey Douglas (Seal)
Rickey Douglas d/b/a Douglas Builders (Seal)
(Seal)

STATE OF ALABAMA
SHELBY COUNTY }

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Rickey Douglas d/b/a Douglas Builders whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 15th day of July, A. D., 19 94.

My Commission Expires: 3/5/95 COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES Notary Public.