

SEND TAX NOTICE TO:

(Name) Leo J. Romanick, Jr.

(Address) 320 Laurel Woods Lane
Helena, Alabama 35080

This instrument was prepared by

(Name) Courtney Mason & Associates, PC

(Address) 100 Concourse Parkway, Suite 350, 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 Ninety-Six Thousand and No./100s (\$96,000.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we,
James D. Mason d/b/a Mason Construction

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

Leo J. Romanick, Jr., a married man
(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Lot 21, according to the survey of Laurel Woods, as recorded in Map Book 16
page 24, in the Probate Office of Shelby County, Alabama; being situated in
Shelby County, Alabama.

Subject to all easements, restrictions, building lines, rights of way, current
taxes, if any, of record.

\$95,706.00 of the above recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

Subject property does not constitute the homestead of the Grantor herein as
defined by the Code of Alabama.

Inst # 1994-24282
08/03/1994-24282
01:51 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.00

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 29th
day of July, 19 94.

(Seal)

(Seal)

(Seal)

James D. Mason d/b/a Mason Construction
(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 James D. Mason d/b/a Mason Construction
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 has executed the same voluntarily
on the day the same bears date.

Given under my hand and COURTNEY MASON day of July, A. D., 19 94

MY COMMISSION EXPIRES

3-5-95

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