

This instrument was prepared by

SEND TAX NOTICE TO:

Thomas L. Kelly, Attorney
1610 Fourth Avenue North
Bessemer, Alabama 35020

Andrea J. Crocker
104 Cape Cod Circle
Alabaster, Alabama 35007

WARRANTY DEED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

JEFFERSON COUNTY)

(*\$500⁰⁰ value*)

That in consideration of One and No/100-----DOLLARS to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **CECIL WAYNE CROCKER and wife, ANDREA J. CROCKER** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **ANDREA J. CROCKER** (herein referred to as grantee, whether one or more), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 7 and part of Lot 8 according to the survey of Port South, First Sector, as recorded in Map Book 6 page 22 in the Office of the Judge of Probate in Shelby County, Alabama, more particularly described as follows:

Begin at the NE corner of Lot 8 of said subdivision; thence Southerly along the East line of said Lot 8 a distance of 5.0 feet; thence turn 82° 50' to the right and run Westerly a distance of 65.0 feet; thence turn 14° 06' 01" right and run Northwesterly a distance of 108.59 feet to the Northwest corner of Lot 8; thence Easterly along the North line of said Lot 8 a distance of 172.29 feet to the point of beginning, less and except, that part of Lot 7 of said subdivision described as follows:

Begin at the NW corner of Lot 7 of said subdivision; thence Easterly a distance of 99.97 feet; thence turn 14° 39' 39" left and run Northeasterly a distance of 75.80 feet to the Northeast corner of said Lot 7; thence Southeasterly along the North line of said Lot 7 a distance of 174.36 feet to the point of beginning; being situated in Shelby County, Alabama.

This deed was prepared with information furnished by the Grantee and relied upon by Thomas L. Kelly.

This deed was prepared without benefit of a title search.

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, than 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.

Inst # 1994-34620
11/21/1994-34620
01:09 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 HCB 11.30

Inst # 1994-34620

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 8 day of NOVEMBER, 1994.

Cecil Wayne Crocker
CECIL WAYNE CROCKER
Andrea J. Crocker
ANDREA J. CROCKER

STATE OF ALABAMA)
JEFFERSON COUNTY)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **CECIL WAYNE CROCKER, a married man**, 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 8th day of November A.D., 1994.

My Commission Expires:
10-8-98

Patricia Panel
NOTARY PUBLIC

STATE OF ALABAMA)
JEFFERSON COUNTY)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **ANDREA J. CROCKER, a married woman**, 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th day of November A.D., 1994.

My Commission Expires:
10-10-95

Rhonda Leigh Brown
Notary Public

Inst # 1994-34620

11/21/1994-34620
01:09 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.50