

SEND TAX NOTICE TO:

Charles S. Lichtman
~~550 Smyer Lake Road~~
~~Leeds, AL 35094~~

P.O. Box 531242
Birmingham, AL 35253

This Instrument Prepared By:

Harold H. Goings
Spain, Gillon, Grooms, Blan & Nettles
2117 Second Avenue North
Birmingham, Alabama 35203

Inst # 1994-36123

STATE OF ALABAMA)

SHELBY COUNTY)

12/08/1994-36123
12:55 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 WCD 13.00

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of Two Hundred Fifteen Thousand and no/100 Dollars (\$215,000.00) to the undersigned Grantors, in hand paid by the Grantees herein, the receipt whereof is acknowledged, I, **Wilbur K. Allen, Jr., a married man** (herein referred to as Grantor), do grant, bargain, sell and convey unto **Charles S. Lichtman** (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 8, according to the Survey of Mountain View Lake Company, First Sector, as recorded in Map Book 3, Page 135, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Current ad valorem taxes.
2. Existing easements restrictions, set back lines, limitations, if any, of record.

The entire purchase price recited herein was paid for from the proceeds of two mortgage loans closed simultaneously herewith.


The property conveyed herein is not the homestead of the grantor.

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TO HAVE AND TO HOLD, to the said Grantee, his heirs and assigns, forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said Grantee, his heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hands and seals this the 6th day of December, 1994.


Wilbur K. Allen, Jr.

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Wilbur K. Allen, Jr., 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 6th day of December, 1994.


Notary Public

My Commission Expires: 8/21/95

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