

This instrument was prepared by:

(Name) Lamar Ham

Send Tax Notice To: Jim C. Gerardo

(Address) 3512 Old Montgomery Highway
Birmingham, AL 35209

name
504 Turtle Lake Dr.
address
BIRMINGHAM, AL 35242

WARRANTY DEED-

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

That in consideration of SEVENTEEN THOUSAND SEVEN HUNDRED FIFTY AND NO/100-----
-----DOLLARS (\$17,750.00)
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Laurence D. Weygand and wife, Jane C. Weygand

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

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

Lot 11, according to the Survey of Chelsea Acres South, First Sector, as
recorded in Map Book 15, page 64 in the Probate Office of Shelby County,
Alabama.

Subject to current taxes, easements, covenants, restrictions and rights of way
of record, mineral and mining rights.

Inst # 1994-36961

12/20/1994-36961
10:50 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 26.50

TO HAVE AND 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 person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal (s), this 16th
day of December, 19 94

_____(Seal)
_____(Seal)
_____(Seal)

Laurence D. Weygand (Seal)
Jane C. Weygand (Seal)
_____(Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, Lamar Ham, a Notary Public in and for the said County, in said State, hereby certify that
Laurence D. Weygand and wife, Jane C. Weygand
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 hands and official seal this 16th day of December A.D., 19 94

Lamar Ham

Notary Public