

This instrument was prepared by:

(Name) Courtney Mason & Assoc. PC
(Address) PO BOX 360187
Birmingham, AL 35236-0187

Send Tax Notice to:

(Name) Virginia Moreman
(Address) 137 Kentwood Lane
Alabaster, AL 35007**CORPORATION FORM WARRANTY DEED****STATE OF ALABAMA**Shelby COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**That in consideration of One Hundred Fifty Thousand and no/100ths-----\$150,000.00 DOLLARS
to the undersigned grantor, Don Martin Construction Co., Inc. a corporation

(herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presentes, grant, bargain, sell and convey unto

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

Lot 47, according to the survey of Kentwood, 1st Addition, as recorded in Map Book 17 page 115 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.

\$148,828.91 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Inst # 1995-00375

01/05/1995-00375
09:47 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 10.00

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its
authorized to execute this conveyance, hereto set its signature and seal,

President, who is

this the 23rd day of December, 19 94

ATTEST:

Don Martin Construction Co., Inc.

By

Donald W. Martin

President

Secretary

STATE OF ALABAMAShelby County }I, the undersigned

a Notary Public in and for said County, in said State,

hereby certify that Donald W. Martinwhose name as President of Don Martin Construction Co., Inc., a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.Given under my hand and official seal, this the 23rd day of December, 1994[Signature]
Notary Public

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