

This instrument was prepared by

HARRISON, CONWILL, HARRISON & JUSTICE

P. O. Box 557
Columbiana, Alabama 35051

150

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

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,

Tim Billingsley, a married man

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

Billy Thomas d/b/a Billy Thomas Remodeling & Building

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby

County, Alabama, to-wit:

Lot 30, First Addition to Triple Springs Subdivision, Second Sector,
as recorded in Map Book 6, Page 155, in the Probate Office of Shelby
County, Alabama. Situated in Shelby County, Alabama.

This deed is given to correct the erroneous defect contained in that
certain deed dated October 1, 1994 and recorded in Instrument Number
1994-30095.

GRANTEE'S ADDRESS:

322 East Hwy. 25
Columbiana, Al 35051

Inst # 1995-02871

02/01/1995-02871
03:34 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 10.50

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR,
NOR OF HIS SPOUSE.

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 said grantee, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 27th
day of January, 19 95.

(SEAL)

Tim Billingsley
Tim Billingsley

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF

Alabama

Shelby

COUNTY

General Acknowledgment

I, the undersigned authority
in said State, hereby certify that Tim Billingsley, a married man

a Notary Public in and for said County,

Whose name(s) 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 27th day of January, A.D. 19 95.

F. N. B. C.

Notary Public

Inst # 1995-02871