

✓ Send Tax Notice to:
Roosevelt Spates
21 Spates Drive
Harpersville, Ala. 35078

This instrument was prepared by
(Name) WALLACE, ELLIS, FOWLER & HEAD, ATTORNEYS AT LAW
(Address) COLUMBIANA, ALABAMA 35051

500.00

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE DOLLAR (\$1.00) and other good and valuable consideration and exchange of deeds, to the undersigned grantors, in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, we, Jimmie Roland Spates, a married man; Alvin George Spates, an unmarried man; Roosevelt Spates, a married man; Tera R. Rodgers, a married woman; Enoch C. Canterbury, an unmarried man; and Terrie L. McKinnon, a married woman (herein referred to as grantors), do grant, bargain, sell and convey unto Roosevelt Spates (herein referred to as GRANTEE), the following described real estate situated in Shelby County, Alabama to-wit:

The N 1/2 of the NW 1/4 of the NE 1/4 of Section 35,
Township 19, Range 2 East, Shelby County, Alabama.

SUBJECT TO a non-exclusive 30-foot right of way and utility easement reserved by grantors along the entire Eastern boundary of the above described property.

The above described property does not constitute any part of the homestead of the grantors or their spouses.

The grantors are all of the children, or children of deceased children, of Elven S. Spates, a/k/a Elvin S. Spates, deceased, and wife, Lillian Spates, deceased. Elven S. Spates died on or about October 4, 1978, and Lillian S. Spates died on or about May 3, 1991. Jimmie Roland Spates, Alvin George Spates, and Roosevelt Spates are the only sons of Elven S. Spates, a/k/a Elvin S. Spates, and Lillian Spates. Tera R. Rodgers, Enoch C. Canterbury, and Terrie L. McKinnon are the only children of Betty Spates Canterbury, who was the only daughter of Elven S. Spates, a/k/a Elvin S. Spates, and Lillian Spates.

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

And we do for ourselves and for our heirs, executors, and administrators covenant with the said grantee, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our 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, we have hereunto set our hands and seals this 29 day of Dec., 1994.

Inst # 1995-04609



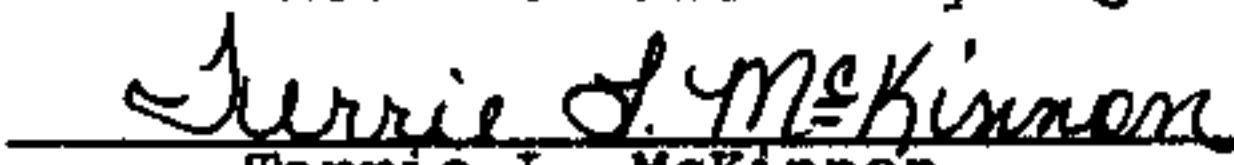
Jimmie Roland Spates
Jimmie Roland Spates

Alvin George Spates
Alvin George Spates

Roosevelt Spates
Roosevelt Spates

02/22/1995-04609
09:51 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 18.00

Inst # 1995-04609


Tera R. Rodgers

Enoch C. Canterbury

Terrie L. McKinnon

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jimmie Roland Spates 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 3rd day of Jan, 1996.


Notary Public

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Alvin George Spates 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.

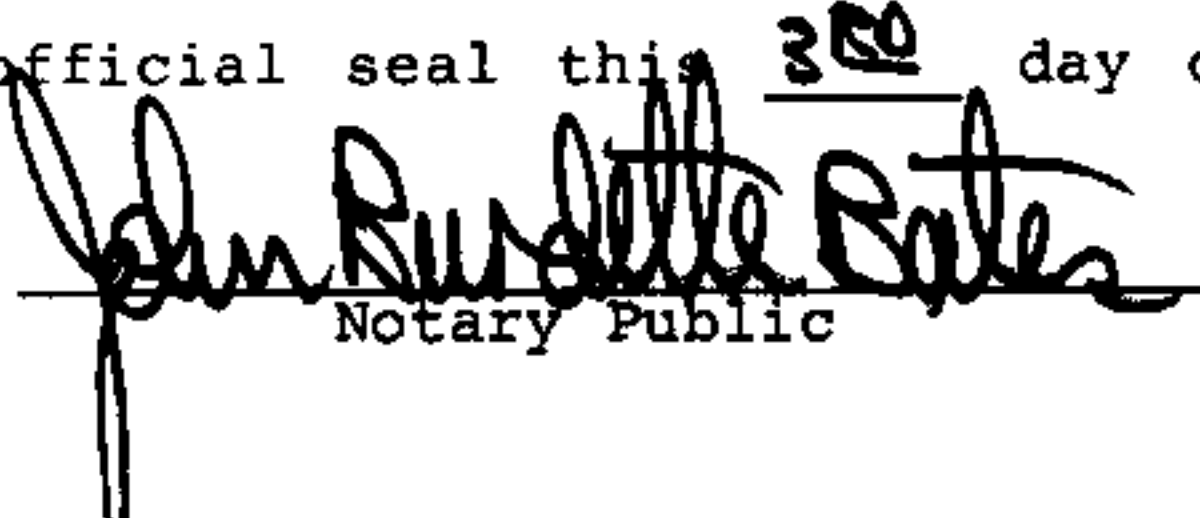
Given under my hand and official seal this 27 day of Dec, 1994.


Notary Public

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Roosevelt Spates 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 3rd day of FEBRUARY, 1995.


Notary Public

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Tera R. Rodgers, 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 16th day of January, 1995.


Notary Public
MY COMMISSION EXPIRES DECEMBER 28, 1997

STATE OF ALABAMA
COUNTY OF SEMPERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Enoch C. Canterbury, 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 16th day of January, 1995



Notary Public
MY COMMISSION EXPIRES DECEMBER 28, 1997

STATE OF ALABAMA
COUNTY OF SEMPERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Terrie L. McKinnon, 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 16th day of January, 1995.



Notary Public
MY COMMISSION EXPIRES DECEMBER 28, 1997

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