

This form furnished by:

Cahaba Title, Inc.

Eastern Office
(205) 833-1571
FAX 833-1577

Riverchase Office
(205) 988-5600
FAX 988-5905

Inst # 1995-17254

This instrument was prepared by:
(Name) Mitchell A. Spears
(Address) P.O. Box 119
Montevallo, AL 35115

Send Tax Notice to: Micheal S. Allen
(Name) _____
(Address) 915 Main Street
Montevallo, Alabama 35115
MINIMUM VALUE: \$1,000.00

PARTNERSHIP 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 DOLLARS
to the undersigned grantor, Allen and Erwin, an Alabama ~~XXXXXX~~ partnership
(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 presents, grant, bargain, sell and convey unto
Micheal S. Allen

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

Lot 14B, fronting on Shelby Street, according to the survey of Thomas'
Addition to the Town of Aldrich, Alabama, Map of which was recorded
in Map Book 3 page 52 in the Probate Office of Shelby County, Alabama;
being situated in Shelby County, Alabama.

SUBJECT TO:
Transmission Line Permit(s) to Alabama Power Company as shown by
instrument(s) recorded in Deed Book 118 page 134 and Deed Book 118
page 135 in Probate Office.
Easement(s) as set out by instrument recorded in Deed Book 124 page 108
in Probate Office.

FIRST MORTGAGE IN FAVOR OF THURSIE M. CREEK, PRESENTLY HAVING AN OUTSTANDING
BALANCE OF \$15,059.91, TO BE PAID AND FULLY SATISFIED BY GRANTEE HEREIN.

Inst # 1995-17254

06/30/1995-17254
01:19 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 12.00

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

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her, or their heirs and
assigns, or its successors and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encum-
brances, 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, or its successors and assigns,
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its General Partner(s), who (is) (are)
authorized to execute this conveyance, hereto set its signature and seal,

this the 30th day of June, 19 95

By Micheal S. Allen Partner
By Carey W. Erwin, Jr. Partner

ACKNOWLEDGMENT FOR PARTNERSHIP

STATE OF ALABAMA

SHELBY

COUNTY

I, the undersigned authority, a Notary Public, in and for said county in said state, hereby certify that
Micheal S. Allen and Carey W. Erwin, Jr.

whose name(s) as general partner(s) of Allen and Erwin, an Alabama General Partnership
a (n) Alabama (state) (general) ~~XXXXXX~~

partnership, and whose name(s) is (are) signed to the foregoing instrument, and who is (are) known to me, acknowledged before
me on this day that, being informed of the contents of said instrument, (he) (she) (they), as such partner(s), and with full authority,
executed the same voluntarily for and as the act of said partnership.

Given under my hand and official seal this 30th day of June, 19 95

AFFIX NOTARIAL SEAL

Notary Public

My commission expires: 9/97

Inst # 1995-17254

06/30/1995-17254
01:19 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
002 MEL 12.00

Return to:

TO

WARRANTY DEED

Partnership Warranty Deed

STATE OF ALABAMA

COUNTY OF



Recording Fee \$
Deed Tax \$

This form furnished by

Cahaba Title, Inc.

RIVERCHASE OFFICE

2068 Valleydale Road

Birmingham, Alabama 35244

Phone (205) 988-5600

EASTERN OFFICE

213 Gadsden Highway, Suite 227

Birmingham, Alabama 35235

(205) 833-1571