

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) Donna L. Grey
P.O. Box 75
(Address) Springville AL 35146

This instrument was prepared by

(Name) Mike T. Atchison, Attorney
Post Office Box 822
(Address) Columbiana, Alabama 35051

Form 1-1-87 Rev. 1-86

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Fifty-Two Thousand, Five Hundred 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,

Jeff D. Falkner, Jr., a married man

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

Donna L. Grey

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

Lots 8, 9, and 10, according to the unrecorded map of Paradise Point Marina, Lease Lots, being more particularly described as follows:
Commence at the NE corner of the SE 1/4 of SW 1/4, Section 36, Township 21 South, Range 1 East, Shelby County, Alabama, and run South along the East line of said 1/4-1/4 Section a distance of 110 feet to the point of beginning; thence continue South along said East line 275 feet to a point; thence turn right and run West 175 feet to a point; thence turn right and run North parallel with the East line of said forty 285 feet to a point; thence Southeasterly 185 feet, more or less, to the point of beginning.
Situated in Shelby County, Alabama.

Subject to taxes for 1995 and subsequent years, easements, restrictions, rights of way, and permits of record.

\$50,000.00 of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR, OR OF HIS SPOUSE.

07/10/1995-17970
12:09 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
001. NCD 11.00

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 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 persons.

IN WITNESS WHEREOF, I have hereunto set my hands(s) and seal(s), this 7th day of July, 19 95

(Seal)
(Seal)
(Seal)

Jeff D. Falkner, Jr. (Seal)

General Acknowledgment

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Jeff D. Falkner, Jr. 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 7th day of July, A. D., 19 95

[Signature]
Notary Public.

Inst # 1995-17970