

This instrument was prepared by

Mitchell A. Spears

ATTORNEY AT LAW

P.O. Box 119

Montevallo, AL 35115-0091

205/665-5102

205/665-5076

Send Tax Notice to:

(Name)

TOMMIE L. MITCHELL

(Address)

P.O. Box 316
Montevallo, AL 35115

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of TEN THOUSAND and 00/100-----(\$10,000.00)-----DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we

Nora Whatley, an unmarried woman

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

Tommie L. Mitchell

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

Lots 1 and 2 in Block 1, Map of Southmont in Southwest 1/4 of Northeast 1/4 of Section 3, Township 24 North, Range 12 East, in Town of Montevallo, Alabama, according to map recorded in Map Book 4, at Page 46, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

Property taxes for 1995 and subsequent years.

25 foot building line from Doster Drive, as shown by recorded plat.

Right-of-Way granted to Alabama Power Company by instrument(s) recorded in Volume 220, Page 372.

Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in Instrument #1992-27791.

PURCHASE MONEY FIRST MORTGAGE EXECUTED ON EVEN DATE HERewith BY GRANTEE IN FAVOR OF NORA WHATLEY AND JACK WHATLEY, IN THE SUM OF \$80,000.00.

08/14/1995-22077
09:43 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50

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 7th day of August, 19 95

Nora Whatley (Seal)
NORA WHATLEY

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

County

General Acknowledgment

I, the undersigned authority
in said State, hereby certify that NORA WHATLEY

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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 7th day of August, 19 95

My Commission Expires: 9/97

[Signature]
Notary Public

Inst # 1995-22077