

This instrument was prepared by

(Name)

(Address)

Send Tax Notice To: Charles G. Kessler, Jr.

name

3505 Bent River Road

address

Birmingham, AL 35216

**WARRANTY DEED-**

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of... Five Hundred and no/100 (\$500.00)

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

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto  
Charles G. Kessler, Jr. and Gary E. Smith II (born 1/5/70)

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

Lot 26, Quail Run, Phase 3, Map Book 7, Page 159 recorded in the  
Probate Office of Shelby County, Alabama.

Subject to easements, restrictions, protective covenants, conditions,  
agreements and easements of record.

Inst # 1995-23965

08/30/1995-23965  
12:57 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 NCB 9.00

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, have hereunto set hands(s) and seal(s), this  
day of 8/10, 1995

(Seal)

Hazel A. Joyce Blackwell (Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

**General Acknowledgment**

I, JANE B. RICHARDSON, a Notary Public in and for said County, in said State,  
hereby certify that Hazel A. Joyce Blackwell  
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 10th day of August, A. D., 1995

Jane B. Richardson  
Notary Public  
My commission expires 3/13/96