

04/02/1998-11721
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SHELBY COUNTY JUDGE OF PROBATE
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Inst # 1998-11721

(RECORDING INFORMATION-ONLY ABOVE THIS LINE)

This Instrument was
prepared by:

Send Tax Notice To:

Turner, Norton & Jernigan, LLC
Attorneys at Law
2340 Woodcrest Place
Suite 150
Birmingham, Alabama 35209

SPENCER L. TILL
506 BAYHILL RIDGE CIRCLE
BIRMINGHAM, ALABAMA 35244

THIS DEED PREPARED WITHOUT THE
BENEFIT OF A TITLE SEARCH.
ATTORNEY ACTED AS SCRIVENER
ONLY.

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

Know All Men by These Presents: That in consideration of FIVE HUNDRED AND NO/100 DOLLARS (\$500.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is acknowledged, we, SPENCER L. TILL, AN UNMARRIED PERSON AND KAY P. TILL, AN UNMARRIED PERSON (herein referred to as GRANTORS) do grant, bargain, sell and convey unto SPENCER L. TILL, (herein referred to as GRANTEES, whether one or more) the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOT 28, ACCORDING TO THE SURVEY OF HEATHERWOOD FOREST, SECTOR TWO, AS RECORDED IN MAP BOOK 17, PAGE 129, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

TO HAVE AND TO HOLD Unto the said GRANTEES, his, her or their heirs and assigns, forever.

SUBJECT TO ALL EASEMENTS, RESTRICTIONS, RIGHT OF WAYS AND MORTGAGES OF RECORD.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, 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 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, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTORS, SPENCER L. TILL, AN UNMARRIED PERSON AND KAY P. TILL, AN UNMARRIED PERSON, have hereunto set his, her or their signature(s) and seal(s), this the 1ST day of APRIL, 1998.


SPENCER L. TILL


KAY P. TILL

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that SPENCER L. TILL, AN UNMARRIED PERSON AND KAY P. TILL, AN UNMARRIED PERSON, whose name(s) is (are) signed to the foregoing conveyance, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he, she, or they executed the same voluntarily on the day the same bears date.

Given under my hand this the 1ST day of APRIL, 1998.


Notary Public

My commission expires: 05/03/98

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