

This instrument was prepared by:
(Name) Roy Martin
(Address) 329 Business Cr., Suite A
Pelham, Al. 351234

Send Tax Notice to:
(Name) Jack A. McGuire
(Address) _____

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Five thousand dollars and other considerations

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

Roy L. Martin and Jack A. McGuire

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

Jack A. McGuire, a married man

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

Lot 6 according to a Resurvey of Lot 1
Yeager Commercial Park North as recorded
in Map Book 24, Page 08, in the Office of
the Judge of Probate, Shelby County, Alabama;
being situated in Shelby County, Alabama.

This property does not constitute a homestead.

Inst # 1998-21406

06/10/1998-21406
08:19 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
001 MCD 13.50

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 26th
day of May, 19 98

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

Shelby

County }

General Acknowledgment

I, Brenda H. Clayton a Notary Public in and for said County,
in said State, hereby certify that Roy L. Martin and Jack A. McGuire

whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this
day that, being informed of the contents of the conveyance, executed the same voluntarily on the day the same bears date

Given under my hand and official seal, this 26th day of May, 19 98

4-27-2001

My Commission Expires:

Notary Public