

This instrument was prepared by
Mitchell A. Spears
ATTORNEY AT LAW
P.O. Box 119 205/663-5102
Montevallo, AL 35115-0091 205/663-5076

Send Tax Notice to:
(Name) PLEASIA F. SPEARS
(Address) P.O. Box 119
Montevallo AL 35115

*****MINIMUM VALUE: \$1,000.00*****

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY

} **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of ONE DOLLAR AND OTHER GOOD AND VALUABLE CONSIDERATION (\$1.00)-----DOLLARS

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

MITCHELL A. SPEARS and wife, PLEASIA F. SPEARS

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

PLEASIA F. SPEARS

(herein referred to as grantee, whether one or more), the following described real estate, situated in

SHELBY County, Alabama, to-wit:

Lot 8, Block 5, according to the survey of Arden Subdivision as recorded in
Map Book 3, Page 64 in the Probate Office of Shelby County, Alabama.
Situated in Shelby County, Alabama.

SUBJECT TO:

ALL EASEMENTS, RESTRICTIONS AND RIGHTS OF WAYS OF RECORD.

12/16/1998-50149
12:57 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MEL 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 9th
day of DECEMBER, 19 98

(Seal)

(Seal)

(Seal)

MITCHELL A. SPEARS

PLEASIA F. SPEARS

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

County

} **General Acknowledgment**

I, the undersigned authority a Notary Public in and for said County,
in said State, hereby certify that **MITCHELL A. SPEARS and wife, PLEASIA F. SPEARS**

whose name(s) are 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, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 9th day of DECEMBER, 19 98

5/17/99
My Commission Expires:

L. Michelle K. Stamps
Notary Public