

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) Judith Popwell
123 Canyon Trail
(Address) Pelham, Al. 35124

This instrument was prepared by

(Name) Patricia K. Martin
3021 Lorna Rd.
(Address) Birmingham, Al. 35216

Form 1-1-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One hundred thousand and no/100 (\$100,000.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Cooper M. Schley, Jr., an unmarried man

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

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

Lot 16, according to the Survey of Canyon Park Townhomes, as recorded in Map Book 19, Page 19, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to: All easements, restrictions and rights of way of record.

12/16/1998-50196
02:42 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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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, I have hereunto set my hands(s) and seal(s), this 24 day of November, 1998

Cooper M Schley Jr
By Van Anderson as his attorney in fact
COOPER H. SCHLEY, JR. by Van Anderson
as his Attorney in Fact

STATE OF ALABAMA
COUNTY

General Acknowledgment

I, a Notary Public in and for said County, in said State, hereby certify that whose name signed to the foregoing conveyance, and who 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 day of A. D., 19

Patricia K Martin
Notary Public.

1998-50196

State of Alabama
County of Jefferson

I, the undersigned, a Notary Public in and for said county in said state hereby certify that Van Anderson whose name as Attorney in Fact under Durable Specific Power of Attorney for Cooper M. Schley, Jr., an unmarried man 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, he in his capacity as such Attorney in Fact under Power of Attorney for Cooper M. Schley, Jr. executed the same voluntarily on the day the same bears date.

Given under my hand this the 24 day of November, 1998.


NOTARY PUBLIC

My commission expires: 6/28/2000

Inst # 1998-50196

12/16/1998-50196
02:42 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
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