

This instrument was prepared by:

(Name) Lamar Ham

(Address) 3512 Old Montgomery Highway
Birmingham, AL 35209

Send Tax Notice To: Robert Stephen Minor
name

2580 North Chandalar Lane
address

WARRANTY DEED

Pelham, AL 35124

STATE OF ALABAMA
Jefferson COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED TWENTY SIX THOUSAND FIVE HUNDRED AND NO/100-----
-----DOLLARS (\$126,500.00)
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Spencer H. Jones and wife, Daphne A. Jones

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

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

Lot 13, according to the Survey of Chanda Terrace, Third Sector, as recorded
in Map Book 10, Page 97 in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements, covenants, restrictions and rights of way
of record, mineral and mining rights.

\$ 122,700.00 of the purchase price was provided by a mortgage loan closed
simultaneously herewith.

01/04/1999-00197
01:43 PM CERTIFIED
SHE. BY COUNTY JUDGE OF PROBATE
DO1 MEL 12.50

TO HAVE AND 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 person.

IN WITNESS WHEREOF, we have hereunto set OUR hand(s) and seal (s), this 25th
day of November, 19 98

_____(Seal)

_____(Seal)

_____(Seal)

Spencer H. Jones (Seal)
Daphne A. Jones (Seal)
_____(Seal)

STATE OF ALABAMA
Jefferson COUNTY }

General Acknowledgment

I, Lamar Ham, a Notary Public in and for the said County, in said State, hereby certify that
Spencer H. Jones and wife, Daphne A. Jones
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 they executed the same voluntarily
on the day the same bears date.

Given under my hands and official seal this 25th day of November, A.D. 19 98

Lamar Ham

Notary Public

My Commission Expires November 9, 2001

16100-6661 1999-00197