

# SHELBY COUNTY ABSTRACT & TITLE CO., INC.

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

SEND TAX NOTICE TO:

(Name) Mike Kent

(Address) P.O. Box 822

Columbiana, AL 35051

This instrument was prepared by

(Name) Mike T. Atchison, Attorney

(Address) P.O. Box 822

Columbiana, Alabama 35051

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 Twenty-Two Thousand, Five Hundred and no/100 (\$22,500.00) Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, William M. Schroeder, Sr. and wife, Dorothy D. Schroeder

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

Mike Kent and wife, Rebecca Kent

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

Lots 32 and 33, according to the Map of Country View Estates, Phase I, as recorded in Map Book 10, Page 10, in the Probate Office of Shelby County, Alabama. Situated in Shelby County, Alabama.

Subject to taxes for 1999 and subsequent years, easements, restrictions, rights of way, and permits of record.

Inst # 1999-39696

09/23/1999-39696  
10:11 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 CJ1 31.00

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 GRANTEE, 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 GRANTEE, their heirs and assigns forever. against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 20<sup>th</sup> day of September, 1999.

(Seal)  
(Seal)  
(Seal)

William M. Schroeder, Sr. (Seal)  
William M. Schroeder, Sr.  
Dorothy D. Schroeder (Seal)  
Dorothy D. Schroeder (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 William M. Schroeder, Sr. and Dorothy D. Schroeder whose name is set forth 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 hand and official seal this 20<sup>th</sup> day of September, A. D., 1999.

MY COMMISSION EXPIRES MAY 7, 2001 Notary Public.