

Prepared by W. D. Latham,
Clanton, Al. 35045
Grantee address:

77 Port St
Shelby, Al 35143


20100416000117020 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
04/16/2010 01:10:38 PM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS THAT IN CONSIDERATION OF Ten Thousand Dollars and execution of purchase money mortgage, to the undersigned grantor, Charles R. Raymond, (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I (herein referred to as grantors, whether one or more), grant, bargain, sell and convey unto Roy T. Binkerd and wife, Angela H. Binkerd (herein referred to as grantee, whether one or more), as joint tenants with right of survivorship, the following described real estate, situated in Shelby County, Alabama:

Lot 8, in Block 8, Glasscock's Subdivision Spring Creek, according to the Map as recorded in Map Book 4, Page 23, in the Probate Office of Shelby County, Alabama.

Lot 9, in Block 8, according to the survey of Glasscock's Subdivision of Spring Creek, as recorded in Map Book 4, Page 23, in the Office of the Judge of Probate of Shelby County, Alabama.

Lot 4, except the W 20 feet thereof, in Block 10, according to the survey of Glasscock's Subdivision of Spring Creek as recorded in Map Book 4, Page 23, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to existing easements, taxes, restrictions, set-back lines, rights of way, limitations, if any of record.

Subject to riparian rights created by the fact that subject property joins Lay Lake. (Parcel III)

*The above described property constitutes no part of the homestead of grantor or his spouse. Charles R. Raymond is the surviving grantee in that deed to Charles R. Raymond and Evelyn F. Raymond recorded in Book 382 at Page 676 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD to the said grantees, his, her or their heirs and assigns, as joint tenants with rights of survivorship.

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) have a good right to sell and convey the same as aforesaid; that they are free from all encumbrances, unless otherwise stated above; 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 13 day of April, 2010.

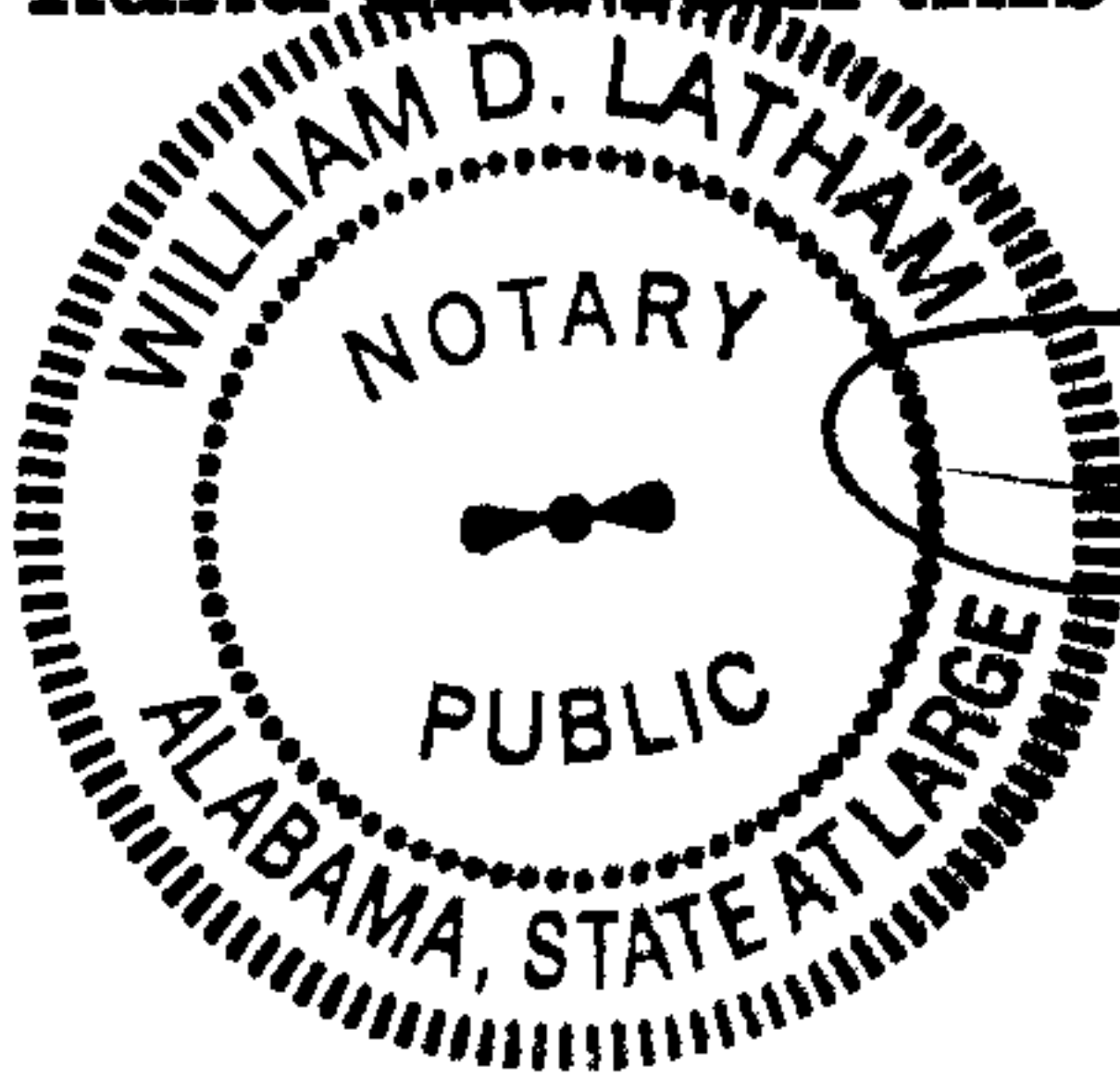
Charles R. Raymond
Charles R. Raymond

THIS SPACE IS FOR RECORDING DATA ONLY

**STATE OF ALABAMA
CHILTON COUNTY**

I, the undersigned, hereby certify that Charles R. Raymond, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 13 day of April, 2010.



A handwritten signature in black ink, appearing to be "William D. Latham", written over a horizontal line.

NOTARY PUBLIC
State of Alabama Chilton County
My Commission is: 2-28-12

The preparer of this document has not examined title to the property described herein and makes no certification as to title.