

Send tax notice to:
DAWN C. FISH
514 Homestead Dr
Wilsonville, AL 35186

This instrument prepared by:
Charles D. Stewart, Jr.
Attorney at Law
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

STATE OF ALABAMA
Shelby COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of Ten Thousand and 00/100 Dollars (\$10,000.00) in hand paid to the undersigned, THOMAS PROPERTIES & INVESTMENTS, LLC, whose mailing address is: 2882 HIGHWAY 32, WILSONVILLE, ALABAMA 35186 (hereinafter referred to as "Grantor") by DAWN C. FISH whose mailing address is: 514 Homestead Dr, Wilsonville, AL 35186 (hereinafter referred to as Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, the following described real estate situated in Shelby County, Alabama, to-wit:

BEGIN AT THE NW CORNER OF THE N1/4 OF THE SE1/4 OF SECTION 32, TOWNSHIP 18 SOUTH, RANGE 2 EAST; THENCE RUN EASTERLY ALONG THE NORTH LINE THEREOF FOR 603.41 FEET TO THE NORTHWESTERLY R/W OF MCCONICO ROAD (PRESCREPTIVE R/W); THENCE 116°24'15" RIGHT RUN SOUTHWESTERLY ALONG SAID R/W (THE FOLLOWING DESCRIBED COURSES) FOR 333.21 FEET; THENCE 12°52'33" RIGHT FOR 202.63 FET; THENCE 2°39'29" LEFT FOR 229.79 FEET; THENCE 9°23'47" LEFT CONTINUE ALONG SAID R/W FOR 352.78 FEET TO THE WEST LINE OF SAID 1/4-1/4 SECTION; THENCE 151°03'49" RIGHT RUN NORTHERLY 953.85 FEET TO THE POINT OF BEGINNING. CONTAINING 6.60 ACRES, INCLUDING ANY EASEMENTS AND R/W'S THAT MY EXIST AS ACCORDING TO THE SURVEY OF JANUARY 7, 2008 PERFORMED BY SIMMONS SURVEYING AND RECORDED CONTEMPORANEOUSLY HEREIN.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2014 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2015

\$0.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, his/her heirs, executors, administrators and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; that it has a good right to sell and convey the same as aforesaid; and that it will, and its successors and assigns shall, warrant and defend the same to the Grantee, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

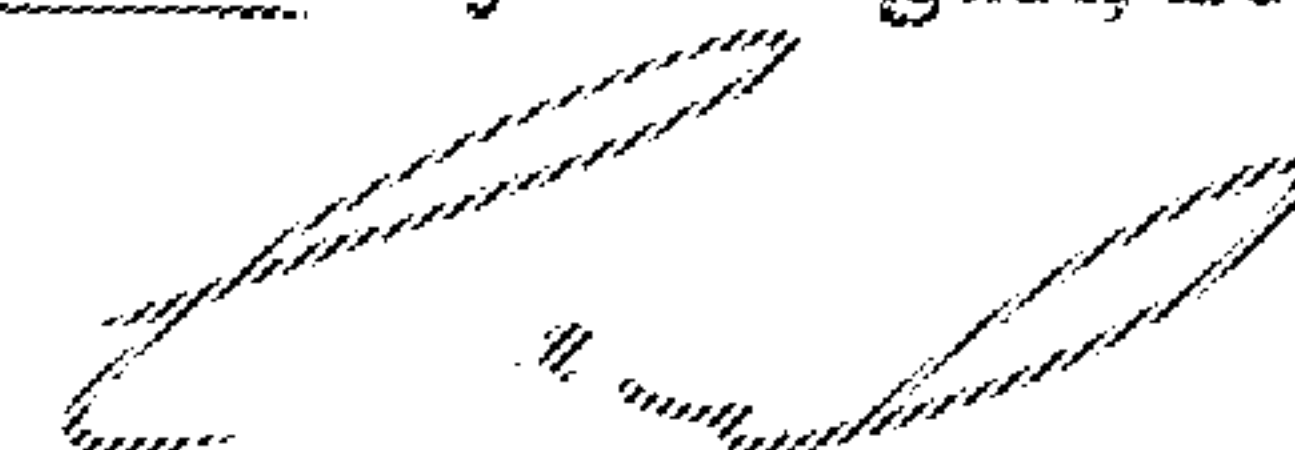
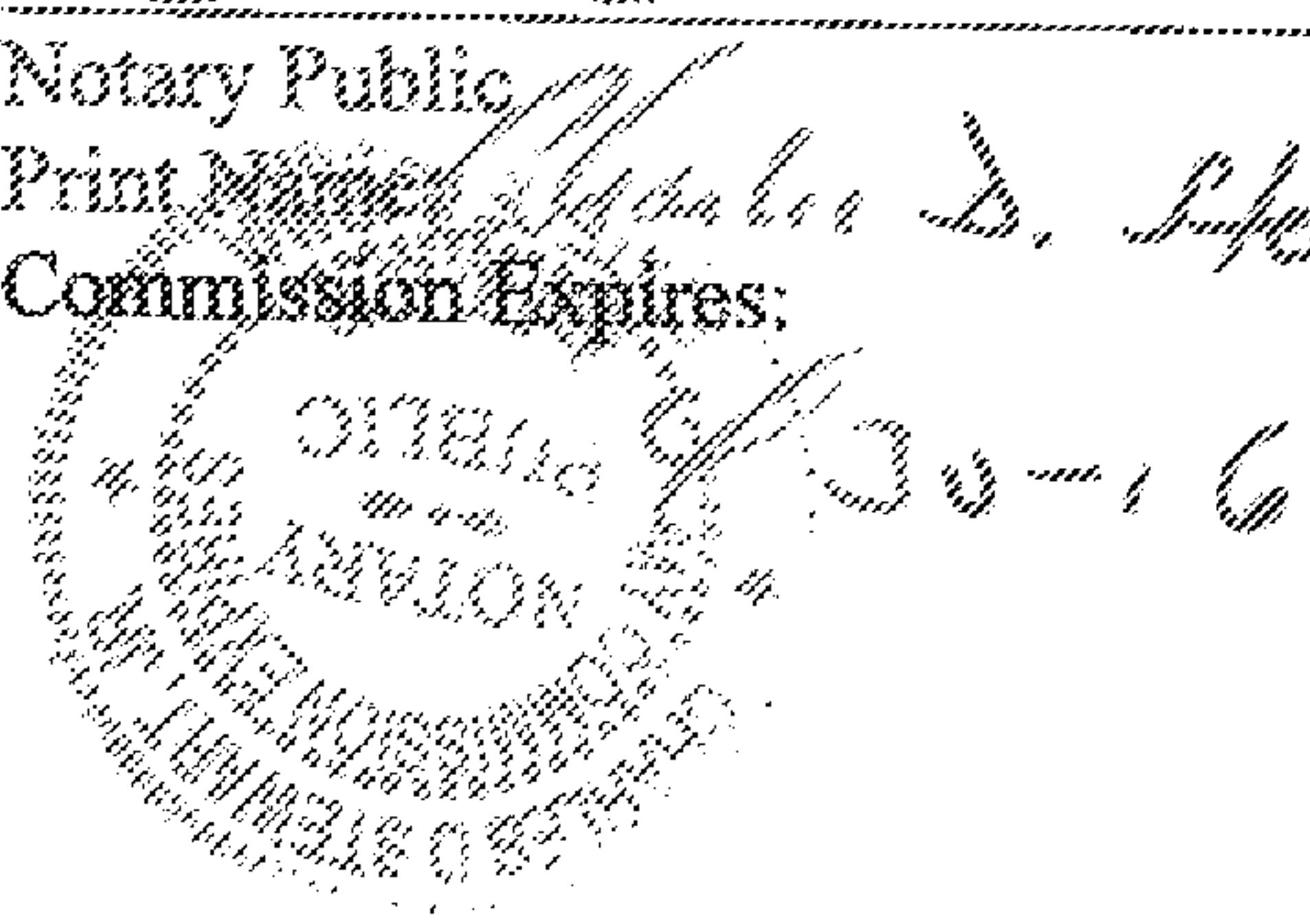
IN WITNESS WHEREOF, the said Grantor has hereunto set his signature and seal on this the 28th day of AUGUST, 2015.


THOMAS W. FISH—Managing Member

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that THOMAS W. FISH as Managing Member of Thomas Properties & Investments, LLC, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, and with full authority he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 27th day of August, 2015.


Notary Public
Print Name: Charles D. Spangenberg, Sr.
Commission Expires: 3-31-16




Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
10/26/2015 12:52:02 PM
\$27.00 CHERRY
20151026000372040

