

This instrument was prepared by

Courtney Mason & Associates PC  
1904 Indian Lake Drive, Ste 100  
Birmingham, Alabama 35244

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA  
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED FORTY NINE THOUSAND NINE HUNDRED & NO/100 (\$149,900.00) DOLLARS to the undersigned grantor, Don Martin Construction Co., Inc. a corporation, (herein referred to as the GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Candice M. McKenzie, a married individual (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama:

Lot 150, according to the survey of Kentwood, Third Addition, Phase Three, as recorded in Map Book 20 page 79 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

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

\$142,400.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

GRANTEES' ADDRESS: 244 Kentwood Drive, Alabaster, Alabama 35007.

TO HAVE AND TO HOLD, To the said GRANTEE, his, her, or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, 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 said GRANTEE, his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its President, Donald W. Martin, who is authorized to execute this conveyance, hereto set its signature and seal, this the 30th day of June, 1997.

Don Martin Construction Co., Inc.  
By:   
Donald W. Martin, President

STATE OF ALABAMA  
COUNTY OF SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that Donald W. Martin whose name as the President of Don Martin Construction Co., a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 30th day of June, 1997

  
Notary Public

PEGGY I. MURPHREE  
MY COMMISSION EXPIRES  
2/20/99

07/02/1997-20593  
10:11 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 9M 16.00

Inst # 1997-20593