

**SEND TAX NOTICES TO:**

BRUCE KLUMPP  
4104 MILNER CIRCLE  
HOOVER, AL 35242

**WARRANTY DEED**

STATE OF ALABAMA     )  
COUNTY OF SHELBY    )

**KNOW ALL MEN BY THESE PRESENTS**, that in consideration of the sum of THREE HUNDRED THIRTY-ONE THOUSAND & NO/100 DOLLARS to the undersigned grantor, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, **MARK A. MILNER and wife, CAROLINE D. MILNER**, (herein referred to as "Grantor"), hereby grants, bargains, sells, and conveys unto BRUCE KLUMPP AND CHERIE M. KLUMPP

(herein referred to as "Grantee") as joint tenants with rights of survivorship, the following described real estate situated in Shelby County, Alabama, to wit:

Lot 143, according to the amended plat of Greystone Farms, Milner's Crescent Sector, Phase 4, as recorded in Map Book 27, page 71, of the Probate Office of Shelby County, Alabama.

Subject to: All easements, restrictions, covenants, rights of way of record; taxes for 2001 and of subsequent years not yet due and payable.

\$ 246,000.00 of the purchase price recited herein was paid from the proceeds of a mortgage loan closed simultaneously herewith.

**TO HAVE AND TO HOLD** the described premises to Grantee, his/her/their heirs, executors, successors and assigns forever.

**AND THE GRANTOR** does for themselves, their heirs, executors, successors and assigns, covenant with said Grantee, his/her/their heirs, executors, successors and assigns, that Grantor is lawfully seized in fee simple of the premises, that they are free from all encumbrances, unless otherwise noted above, that Grantor has good right to sell and convey the same as aforesaid, and that Grantor will and their heirs, executors, successors and assigns shall warrant and defend same to said Grantee, his/her/their heirs, executors, successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, the Grantor has signed and sealed this Deed on the 25 day of June, 2001.

Mark A. Milner  
(GRANTOR) Mark A. Milner

Caroline D. Milner  
(GRANTOR) Caroline D. Milner

Inst # 2001-30074

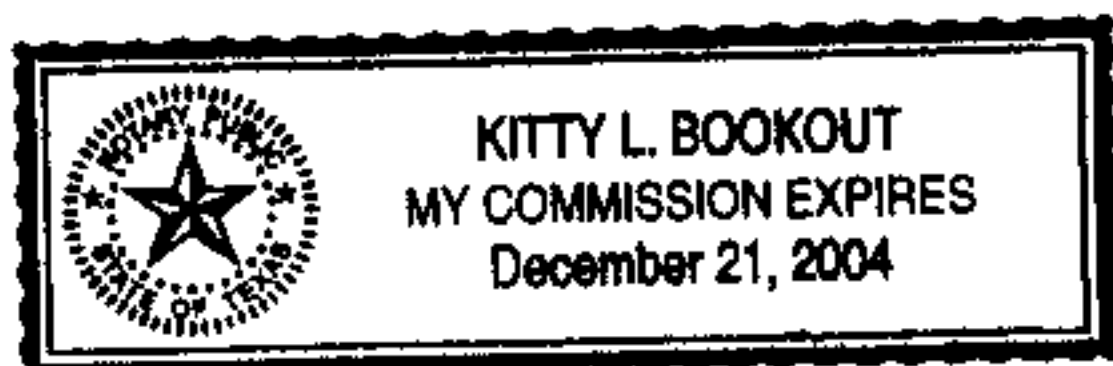
ACKNOWLEDGEMENTS ON NEXT PAGE

07/20/2001-30074  
08:55 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MSB 99.00

STATE OF Texas )  
Tarrant COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that MARK A. MILNER, 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 this instrument, he executed the same voluntarily as his act, on the day the same bears date.

Given under my hand and official seal, this the 25 day of June, 2000.



Kitty L. Bookout  
NOTARY PUBLIC  
My Commission Expires: 12/21/2004

STATE OF Texas )  
Tarrant COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that CAROLINE D. MILNER, 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 this instrument, she executed the same voluntarily as her act, on the day the same bears date.

Given under my hand and official seal, this the 25 day of June, 2000.



Kitty L. Bookout  
NOTARY PUBLIC  
My Commission Expires: 12/21/2004

THIS INSTRUMENT PREPARED BY:  
Anne R. Strickland, Attorney at Law  
5330 Stadium Trace Parkway, Suite 250  
Birmingham, AL 35244  
(205) 733-1303

Inst # 2001-30074

07/20/2001-30074  
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SHELBY COUNTY JUDGE OF PROBATE