

This instrument was prepared by:
Mike T. Atchison
P O Box 822
Columbiana, AL 35051

Send Tax Notice to:
Kristin Stevens
8661 Highway 31 S.
Calera, AL 35040

WARRANTY DEED



20030424000252000 Pg 1/2 29.00
Shelby Cnty Judge of Probate, AL
04/24/2003 12:39:00 FILED/CERTIFIED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **Seventy Thousand and no/00 (\$70,000.00)**, to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Curtis A. Vaughn and wife, Joann L. Vaughn**, bargain , sell and convey unto, **Kristin Stevens**, the following described real estate, situated in: Shelby County, Alabama, to-wit:

See Exhibit "A" for Legal Description.

Subject to restrictions, easements and rights of way of record.

\$55,000.00 of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 21st day of April, 2003.


Curtis A. Vaughn

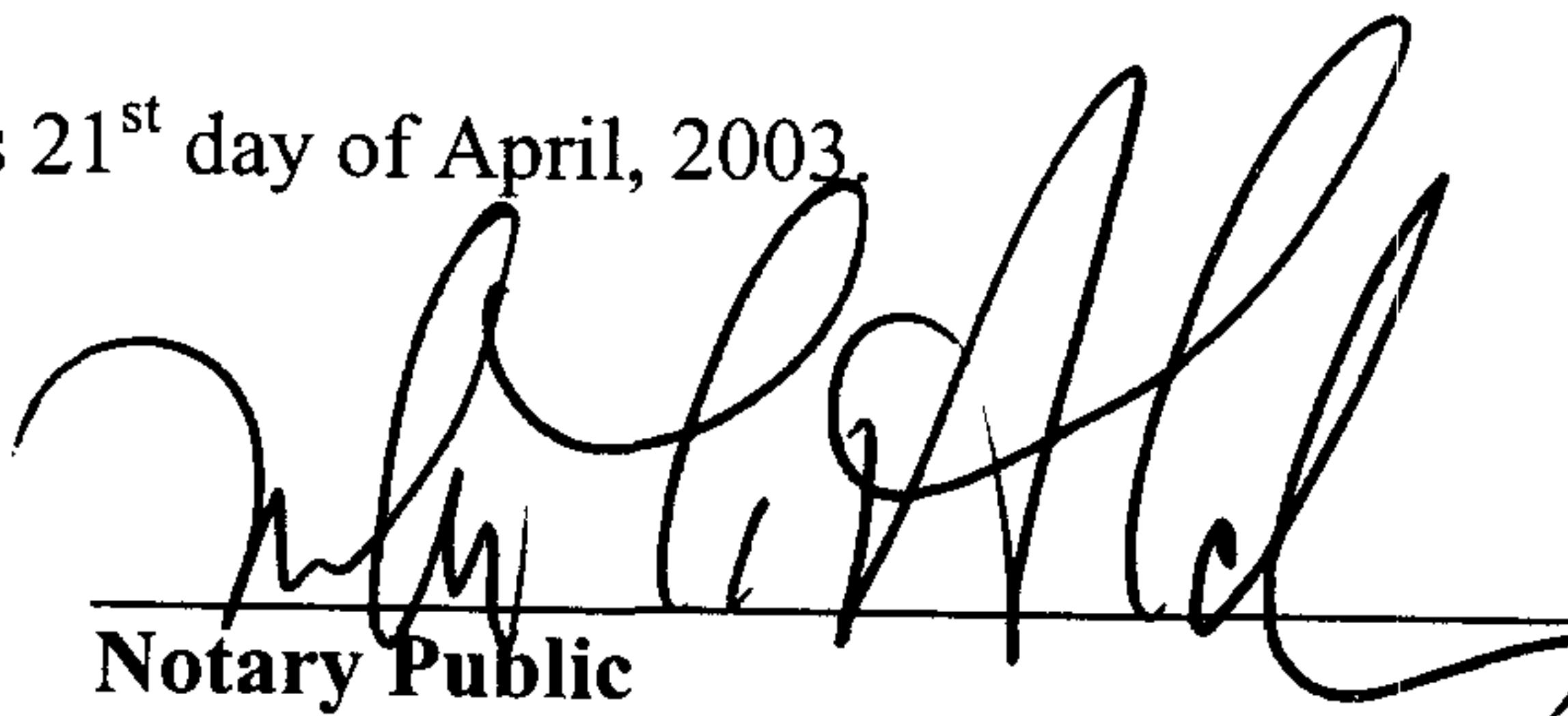

Joann L. Vaughn

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Curtis A. Vaughn and wife, Joann L. Vaughn, whose names are 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 21st day of April, 2003.


Notary Public

My Commission Expires: 10-16-04

Exhibit "A"
Legal Description

Lots Nos. 15 and 16, in Block 4, according to John Dunstan's Survey of the plat of twenty acres in Calera, Alabama, being a part of the East Half of the Northwest Quarter of the Northwest Quarter of Section 2, Township 24, Range 13 East, said lots fronting 76 feet on Twenty-First Avenue and extending back 230 feet to an alley being 94 feet wide on said alley and bounded on the East and on the West by an alley twenty (20) feet wide.
Situating in Shelby County, Alabama.

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