

Send Tax Notice To:
 Jason B. Richardson
 129 Jasmine Drive
 Alabaster, AL 35007


WARRANTY DEED

THE STATE OF Alabama
 COUNTY OF ~~Jefferson~~ Shelby }

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred and No/100 (\$100.00) DOLLARS and other valuable considerations to the undersigned GRANTOR, in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, Tad Hartz and Barbara Hartz, husband and wife, and Ronald J. Hartz and Esther A. Hartz, husband and wife, (herein referred to as GRANTOR), does hereby GRANT, BARGAIN, SELL and CONVEY unto

Jason B. Richardson and Stephanie K. Sasan

as joint tenants with rights of survivorship
 (herein referred to as GRANTEE), their heirs and assigns,


 20040317000135400 Pg 1/4 26.00
 Shelby Cnty Judge of Probate, AL
 03/17/2004 10:12:00 FILED/CERTIFIED

the following described real estate, situated in the County of Shelby, State of Alabama, to-wit:

State of Alabama County of Shelby

Lot 14, according to the Amended Map of THE MEADOWS, PLAT I, as recorded in Map Book 19, Page 10, in the Probate Office of Shelby County, Alabama.

\$106,875.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

This conveyance is made subject to any and all easements, restrictions and rights-of-way which appear of record and affect the above-described property.

For ad valorem tax appraisal purposes only, the address of the property is 129 Jasmine Drive, Alabaster, AL 35007, which is the address of the Grantees.

CLAYTON T. SWEENEY, ATTORNEY AT LAW
 TO HAVE AND HOLD the tract or parcel of land above described, together with improvements and appurtenances thereunto pertaining, unto the said GRANTEE, their heirs and assigns, forever, as joint tenants with rights of survivorship .

AND GRANTOR does covenant with the said GRANTEE, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of the aforementioned premises; that GRANTOR is free from all encumbrances, except as hereinabove provided; that GRANTOR has a good right to sell and convey the same to the said GRANTEE, their heirs and assigns, and that GRANTOR will warrant and defend the premises to the said GRANTEE, their heirs and assigns, forever, against the lawful claims and demands of all persons except as hereinabove provided.

x

IN WITNESS WHEREOF, GRANTOR has caused this instrument to be executed on this 13th day of February, 2004.

 (Seal)
Tad Hartz

 (Seal)
Barbara Hartz

 (Seal)
Ronald J. Hartz

 (Seal)
Esther A. Hartz

THE STATE OF Illinois
COUNTY OF Whiteside }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Tad Hartz
Married (fill in marital status) 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 the 13th day of February 2004.

Cindy L. Smith (Seal)
Notary Public Cindy L. Smith

OFFICIAL SEAL
CINDY L. SMITH
NOTARY PUBLIC - STATE OF ILLINOIS
COMMISSION EXPIRES 02/15/05

THE STATE OF Illinois
COUNTY OF Whiteside }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Barbara Hartz
Married (fill in marital status) 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, she executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 13th day of February 2004.

Cindy L. Smith (Seal)
Notary Public Cindy L. Smith

This document prepared by: Melinda Perez, Document Services Consultant, 10010 San Pedro, Suite 800, San Antonio, TX 78216

OFFICIAL SEAL
CINDY L. SMITH
NOTARY PUBLIC - STATE OF ILLINOIS
COMMISSION EXPIRES 02/15/05

THE STATE OF Illinois
COUNTY OF Whiteside }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Ronald J. Hartz
Married (fill in marital status) 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 the 13th day of February, 2004.

Cindy L. Smith (Seal)
Notary Public Cindy L. Smith

THE STATE OF Illinois
COUNTY OF Whiteside }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Esther A. Hartz
Married (fill in marital status) 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, she executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 13th day of February, 2004.

Cindy L. Smith (Seal)
Notary Public Cindy L. Smith

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COMMISSION EXPIRES 03/17/05