Send Tax Notice To:
HUNTER HAMMICK
6134 Eagle Point Circle
Birmingham Ala 35242

20050615000292200 1/1 $23.50
Shelby Cnty Judge of Probate,AL
06/15/2005 08:55:06AM FILED/CERT

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

WARRANTY DEED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS

SHELBY COUNTY)

That in consideration of **EIGHTY EIGHT THOUSAND and NO/00 ($88,000.00)**, and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we,

JAMES M LEE, JR. A Married **MAN**

grant, bargain, sell and convey unto,

HUNTER HAMMICK

the following described real estate, situated in: SHELBY County, Alabama, to-wit:

The Southwest Quarter of the Northeast Quarter of Section 7, Township 24, Range 14 East, Shelby County, Alabama.
Situated in Shelby County, Alabama.

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

This property constitutes no part of the homestead of the grantor.

Subject to taxes for 2005 and subsequent years, easements, restrictions, rights of way and permits of record.

$75,500.00 of the above-recited consideration was paid from a first 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 8TH day of June, 2005

JAMES M LEE, JR.

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, MICHAEL T ATCHISON, a Notary Public in and for said County, in said State, hereby certify that

JAMES M LEE, JR.

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 8TH day of June, 2005.

Notary Public

My Commission Expires: 10-16-08

MIKE T. ATCHISON NOTARY PUBLIC ALABAMA

Shelby County, AL 06/15/2005
State of Alabama

Deed Tax:$12.50