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This Instrument Was Prepared By:

SEND TAX NOTICE TO

Frank K. Bynum, Esquire
#17 Office Park Circle
Birmingham, Alabama 35223

Sharlene L. Keel
1901 King Charles Court
Alabaster, AL 35007

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of EIGHTY NINE THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$89,900.00) to the undersigned grantor in hand paid by the Grantees herein, the receipt of which is hereby acknowledged LEON D. ROYSTON, JR., and wife, CATHERINE M. KENDRICK (herein referred to as Grantors) do grant, bargain, sell and convey unto SHARLENE L. KEEL (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Lot 84, according to the Survey of Kingwood Third Addition, as recorded in Map Book 7, Page 26, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record.

\$80,900.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with said Grantees, her heirs and assigns, that they are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall, warrant and defend the same to the said Grantees, their heirs, and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seal, this 26 day of February, 1990.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

90 MAR -7 PM 2:12

JUDGE OF PROBATE

STATE OF NEW MEXICO)

COUNTY OF Bernalillo)

Leon D. Royston, Jr.
Leon D. Royston, Jr.

Catherine M. Kendrick
Catherine M. Kendrick

1. Deed Tax	\$ 9.00
2. Mtg Tax	\$ 2.50
3. Recording Fee	\$ 3.00
4. Indexing Fee	\$ 1.00
5. No Tax Fee	\$ 1.00
6. Certified Fee	\$ 1.00
Total	\$ 18.50

2.50
4.00
9.00
15.50

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that LEON D. ROYSTON, JR., and wife, CATHERINE M. KENDRICK, 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 date the same bears date.

Given under my hand and official seal, this the 26th day of February, 1990.

Sharon W. Royston
Notary Public

My Commission Expires:

Sept. 29, 1990

zkeel