

This instrument was prepared by:
Daniel M. Spittler, P.C.
108 Chandelar Drive
Pelham, Alabama 35124

Send Tax Notice to:
Linda W. Fulton
1412 Timber Circle
Helena, Alabama 35080

418

WARRANTY DEED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY)

That in consideration of Eighty-Four Thousand Five Hundred and 00/100'S *** (\$84,500.00) Dollars to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Larry Kent, dba Larry Kent Building Co.

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Linda W. Fulton, an unmarried woman

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 29, according to the Amended Map of Timber Park, as recorded in Map Book 13 page 115 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to all easements and restrictions of record.
Subject to mineral and mining rights if not owned by Grantor.

\$83,844.00 of the above recited purchase price was paid from a mortgage loan closed 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 said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this 1st day of August, 1990.


Larry Kent

(Seal)

(Seal)

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED
90 AUG -6 AM 10:39

JUDGE OF PROBATE

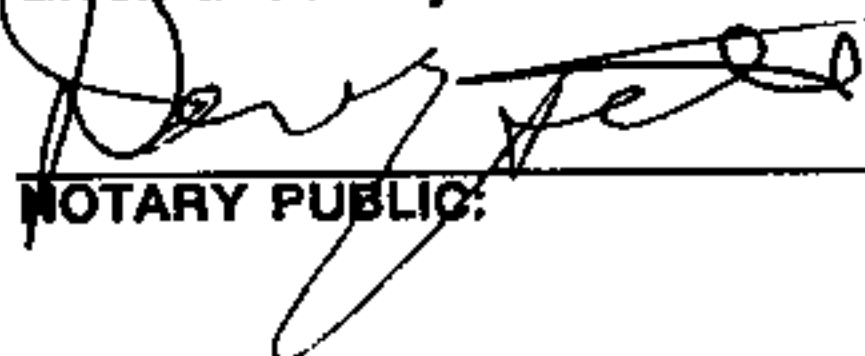
STATE OF ALABAMA)

General Acknowledgement

SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Larry Kent, dba Larry Kent Building Co., whose name is/are signed to the foregoing conveyance, and who is/are known to me, acknowledge before me on this day that, being informed of the contents of the conveyance, has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 1st day of August, 1990.


NOTARY PUBLIC:

1	1.00
2	2.50
3	3.00
4	3.00
5	3.00
6	1.00
Total	7.50