

This Instrument Was Prepared By:

SEND TAX NOTICE TO:

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

Amy S. Gartman
1126 Winterhaven Drive
Alabaster, AL 35007

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of SIXTY FOUR THOUSAND NINE HUNDRED FIFTY AND NO/100 DOLLARS (\$64,950.00) to the undersigned grantor, B. G. WINFORD BUILDERS, INC., a corporation, (herein referred to as GRANTOR) in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto AMY S. GARTMAN (herein referred to as GRANTEE), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Lot 7, Block 4, according to the Survey of Bermuda Hills, Second Sector, First Addition, as recorded in Map Book 7, Page 16, in the Probate Office of Shelby County, Alabama.

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

\$65,705.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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

AND said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, that is lawfully seized in fee simple of said premises, that it is free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, against the lawful claims of all persons.

IN WITNESS WHEREOF, B. G. WINFORD BUILDERS, INC., the said GRANTOR, by its President, BRETT G. WINFORD who is authorized to execute this conveyance, has hereto set its signature and seal, this 31st day of December, 1990.

B. G. WINFORD BUILDERS, INC.

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

BY:

Brett G. Winford, President

STATE OF ALABAMA JAN 10 AM 10:14

COUNTY OF JEFFERSON
JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that BRETT G. WINFORD whose name as President of B. G. WINFORD BUILDERS, INC., a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

Given under my hand and official seal, this the 31st day of December, 1990.

Notary Public

NO TAX COLLECTED

My Commission Expires: 11/20/92

zgartman

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

91 JAN 10 AM 10:14

1. Deed Tax	—
2. Mtg. Tax	—
3. Recording Fee	—
4. Indexing Fee	—
5. No Tax Fee	—
6. Certified Fee	—
Total	—

Judge of Probate