

This instrument was prepared by

MASON & FITZPATRICK, P.C.
100 Concourse Pkwy., Suite 350
Birmingham, Alabama 35244

1946

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of EIGHTY ONE THOUSAND NINE HUNDRED & NO/100—
(\$81,900.00) DOLLARS to the undersigned grantor, Jackie Williams Company, Inc. a
corporation, (herein referred to as the 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 Susan Sanford Downs, a single
individual (herein referred to as GRANTEE, whether one or more), the following
described real estate, situated in Shelby County, Alabama:

Lot 75, according to the Amended Map of Dearing Downs, Ninth Addition, Phase
II, as recorded in Map Book 15, Page 10, in the Probate Office of Shelby
County, Alabama.

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

\$82,053.00 of the above-recited purchase price was paid from a mortgage loan
closed simultaneously herewith.

GRANTEES' ADDRESS: 1919 Gallant Fox Drive, Helena, Alabama 35080

TO HAVE AND TO HOLD, To 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, his, her or their heirs and assigns, that it is lawfully seized in fee
simple of said premises; that they are free from all encumbrances, 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,
his, her or their heirs, executors and assigns forever, against the lawful claims
of all persons.

IN WITNESS WHEREOF, the said GRANTOR by its President, Jackie Williams, who is
authorized to execute this conveyance, hereto set its signature and seal, this the
26th day of July, 1991.

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED

91 JUL 29 AM 10:50

JUDGE OF PROBATE

STATE OF ALABAMA
COUNTY OF SHELBY COUNTY

Jackie Williams Company, Inc.
By: Jackie Williams
Jackie Williams, President

1. Notary Fee	.50
2. State Tax	3.50
3. Recording Fee	3.00
4. Notary Fee	1.00
5. Total	7.00

I, the undersigned, a Notary Public in and for said County, in said state, hereby
certify that Jackie Williams whose name as the President of Jackie Williams
Company, 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 26th day of July, 1991

Notary Public