

✓ This instrument prepared by:
JAMES R. MONGUS, JR.
Attorney at Law
1318 Alford Avenue, Suite 102
Birmingham, AL 35226

404

Send Tax Notice To:
Kendall Eugene Lowery
1108 Eagle Drive
Maylene, Alabama 35114

WARRANTY DEED

STATE OF ALABAMA
Shelby County

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Fifty-One Thousand Five Hundred and 00/100'S *** (\$51,500.00) to the undersigned Grantor, (whether one or more) in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we, **Shawnee Carter Holmes and C. Alan Holmes, Jr., husband and wife** (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto **Kendall Eugene Lowery and Vernon Eugene Lowery** (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 21, according to Corsentino's Addition to Eagle Wood Estates, Fourth Sector, First Phase as recorded in Map Book 8, Page 17, in the Probate Office of Shelby County, Alabama.

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

\$46,350.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Shawnee Carter Holmes is one and the same person as Sharon L. Carter.

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 or 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 seals(s) this 31st day of October, 1991.

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

91 NOV -7 AM 8:58

JUDGE OF PROBATE

Shawnee Carter Holmes
Shawnee Carter Holmes

C. Alan Holmes Jr.
C. Alan Holmes, Jr.

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Shawnee Carter Holmes and C. Alan Holmes, Jr., husband and wife** whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 31st day of October, 1991

Notary Public

My commission expires 02-23-92

1. Deed Tax	\$ 5.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 2.50
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 12.00