

This form furnished by:

Cahaba Title, Inc.

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FAX 988-5905

This instrument was prepared by:

(Name) Courtney Mason & Associates, P.C.
(Address) 100 Concourse Parkway, Suite 350
Birmingham, Alabama 35244

533

Send Tax Notice to:

(Name) Beth Ann Blackmarr
(Address) 1934 Gallant Fox Drive
Helena, Alabama 35080

WARRANTY DEED

STATE OF ALABAMA

SHELBY

COUNTY } }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of SEVENTY NINE THOUSAND FIVE HUNDRED AND NO/100ths (\$79,500.00) DOLLARS.

to the undersigned grantor (whether one or more), in hand paid by the grantees herein, the receipt whereof is acknowledged, I or we,

James D. Mason d/b/a Mason Construction Company

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

Beth Ann Blackmarr, a single individual

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

Shelby

Lot 48, according to the Survey of Dearing Downs, Ninth Addition, Phase IV, as recorded in Map Book 15, Page 96, in the Probate Office of Shelby County, Alabama.

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

\$63,600.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

James D. Mason d/b/a Mason Construction Company is one and the same as James D. Mason d/b/a Mason Construction.

THIS PROPERTY IS NOT THE HOMESTEAD PROPERTY OF THE GRANTOR AS DEFINED BY THE CODE OF ALABAMA.

STATE OF ALABAMA
I CERTIFY THIS
INSTRUMENT WAS FILED
92 FEB -7 AM 10:14

1. Deed Tax \$16.00
2. Mtg. Tax \$
3. Recording Fee \$ 2.50
4. Indexing Fee \$ 3.40
5. No Tax Fee \$
6. Certified Fee \$ 7.00
Total \$22.50

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BOOK

JUDGE OF PROBATE

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

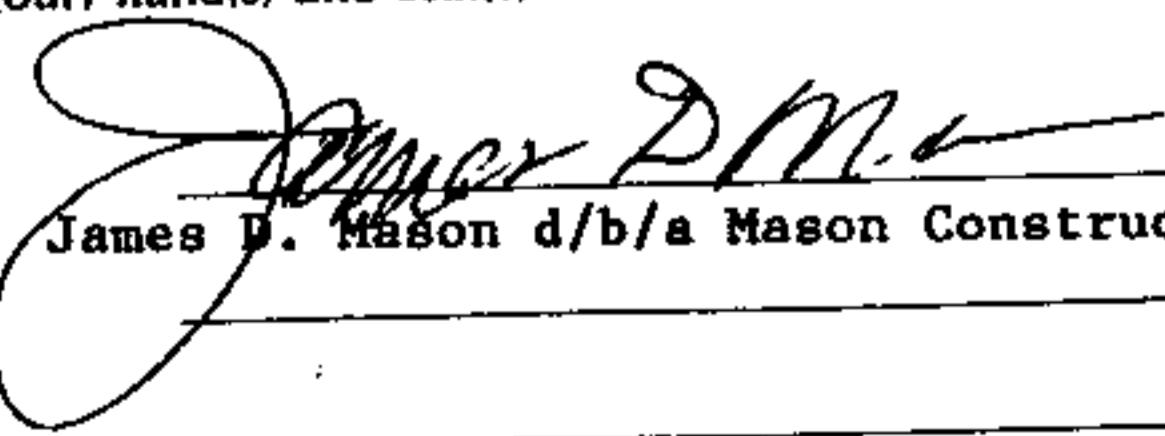
And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that 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 4th day of February, 19 92

(Seal)

(Seal)

(Seal)


James D. Mason d/b/a Mason Construction Company

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY

County } }

General Acknowledgment

a Notary Public in and for said County.

I, the undersigned
in said State, hereby certify that

James D. Mason d/b/a Mason Construction Company

whose name(s) 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 4th day of February, 19 92

3-591

COURTNEY H. MASON, JR.
MY COMMISSION EXPIRES

Notary Public