

Send Tax Notice To:

James E. Reinsch
1525 Timber Drive
Helena, AL 35051
PID# 13-8-27-2-001-003.002

WARRANTY DEED

STATE OF ALABAMA
Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of

Eighty-Eight Thousand Nine Hundred and 00/100'S * (\$88,900.00)**
to the undersigned Grantor(s) , in hand paid by the Grantee(s)
herein, the receipt whereof is acknowledged, I or we,

Joe Rose DBA Rose Home Builders
(hereinafter referred to as Grantor, (whether one or more),
does/do hereby grant, bargain, sell and convey unto

James E. Reinsch
(herein referred to as Grantee, whether one or more), in fee
simple, together with every contingent remainder and right of
reversion, the following described real estate, situated in
Shelby County, Alabama, to-wit:

**Lot 66, according to the Survey of Timber Park, Phase III, as
recorded in Map Book 15, page 11, in the Probate Office of
Shelby County, Alabama.**

\$88593.00 of the purchase price recited above was paid
from a mortgage loan closed simultaneously herewith.

Subject to ad valorem taxes for 1992 and subsequent
years not yet due and payable.

Subject to covenants and restrictions, easements,
building lines and rights of way of record.

TOGETHER WITH all and singular, the rights and privileges,
hereditaments, and appurtenances thereto belonging or in anywise
appertaining.

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

And said Grantor does for himself/herself, his/her heirs,
executors and assigns, covenant with said Grantee, his, her or
their heirs and assigns, that he/she/they is/are lawfully seized
in fee simple of said premises, that he/she/they is/are free
from all encumbrances, that he/she/they has/have a good right to
sell and convey the same as aforesaid, and that he/she/they
will, and his/her/their heirs, executors 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, I/We have hereunto set my/our hand(s) and seal(s) this 3rd day of April, 1992.

Joe Rose
Joe Rose DBA Rose Home Builders

**STATE OF ALABAMA
JEFFERSON COUNTY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Joe Rose DBA Rose Home Builders** 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/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 3rd day of April, 1992.

W. Russell Beals, Jr.
NOTARY PUBLIC

MY COMMISSION EXPIRES: 09/21/94

(AFFIX SEAL)

C-92237

This instrument prepared by:

W. Russell Beals, Jr., Attorney at Law
NORTON & BEALS, P.C.
Second Floor East
Mountain Brook Center
2700 Highway 280 South
Birmingham, AL 35223

04/16/1992-4774
02:26 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
ONE MCB 10.50