

SEND TAX NOTICE TO:

(Name) Karen L. McDonald

(Address) 150 Kentwood Drive  
Alabaster, Alabama 35007

This instrument was prepared by

(Name) Courtney Mason & Associates, PC

(Address) 100 Concourse Parkway, Suite 350, Birmingham, Alabama 35244

Form 1-1-87 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED TWENTY FIVE THOUSAND TWO HUNDRED AND NO/100THS (\$125,200.00)

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

Ricky Douglas d/b/a Douglas Builders

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

Karen L. McDonald, a single individual

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

Lot 8, according to the survey of Kentwood, as recorded in Map Book 16, page 109 in Probate office of Shelby County, Alabama; being situated in Shelby County, Alabama.

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

\$65,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

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

Inst # 1993-11881

04/28/1993-11881  
12:24 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 67.00

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 the said GRANTEES, 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 noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set MY hands(s) and seal(s), this 23rd day of April, 1993.

Ricky Douglas d/b/a Douglas Builders

BY: Ricky Douglas (Seal)  
Ricky Douglas

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Ricky Douglas d/b/a Douglas Builders whose name 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 23rd day of April, A. D., 1993.

COURTNEY MASON  
MY COMMISSION EXPIRES  
3-5-95

Notary Public.