

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

(Name) Lori Champion Sullivan
2610 Royal Court
(Address) Helena, Alabama 35080

This instrument was prepared by

(Name) WALLACE, ELLIS, FOWLER & HEAD, ATTORNEYS AT LAW

(Address) COLUMBIANA, ALABAMA 35051

Form 1-1-27 Rev. 1-88

WARRANTY DEED—Lawyers Title Insurance Corporation, Birmingham, Alabama

STATE OF ALABAMA

SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS: \$ 500.00

That in consideration of ONE AND NO/100 (\$1.00) AND OTHER GOOD AND VALUABLE CONSIDERATIONS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Edward O. Sullivan, Jr., a single man

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

Lori Champion Sullivan all of his undivided interest in and to (herein referred to as grantee, whether one or more)/the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 8, according to the Survey of Royal Oaks, Fourth Sector, Unit II, as recorded in Map Book 9, page 146, 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.

This deed is executed by the Grantor pursuant to the Final Judgment of Divorce and the property settlement agreement of the parties in Civil Action No. DR-92-377, Circuit Court of Shelby County, Alabama.

Inst # 1993-35100

11/08/1993-25:00
10:55 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.00

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 22nd day of February, 1993.

(Seal)
(Signature line)
(Signature line)
(Signature line)

Edward O. Sullivan, Jr. (Seal)
Edward O. Sullivan, Jr.

STATE OF ALABAMA
Jefferson COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Edward O. Sullivan, Jr., a single man 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 22nd day of February, 1993 A. D., 1993

John H. Wattell
Notary Public.

Inst # 1993-35100