

This instrument prepared by:
John N. Randolph, Attorney
Sirote & Permutt P.C.
2222 Arlington Avenue
Birmingham, Alabama 35205

Send Tax Notice to:
John Edward Gilligan

4600 Tecumseh Lane
Pelham, AL 35124

WARRANTY DEED

State of Alabama

KNOW ALL MEN BY THESE PRESENTS,

Jefferson County

That in consideration of **Ninety-Five Thousand Three Hundred and 00/100'S *** (\$95,300.00) Dollars** to the undersigned grantors in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, we, **Dennis W. Sullivan, married, Julia S. Wharton, and husband, Joseph E. Wharton** (herein referred to as grantors) do grant, bargain, sell and convey unto **John Edward Gilligan** (herein referred to as GRANTEE) the following described real estate situated in **Shelby County, Alabama**, to-wit:

Lot 5, Block 4, according to the Map and Survey of Wooddale as recorded in Map Book 5, page 86, in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to:

1. Advalorem taxes for the current tax year which grantees herein assume and agree to pay;
2. A 35 foot building line from Tecumseh Lane and Tecumseh Trail as shown by recorded plat.
3. A 10 foot easement on rear of subject property as shown by recorded plat.
4. Restrictions as recorded in Volume 272, page 85, and Misc. Volume 2, page 290.
5. Excepting therefrom title to all minerals of every kind and character, within and underlying the premises, together with mining rights and other rights, privileges and immunities relating thereto, as recorded in Volume 127, page 140, in the said Probate Office.
6. Right of Way to Alabama Power Company as recorded in Volume 101, page 500, and Volume 101, page 569.
7. Right of Way to Alabama Power Company and Southern Bell Telephone and Telegraph Company as recorded in Volume 273, page 63.

Julia S. Wharton is one and the same person as Julia S. Sullivan.

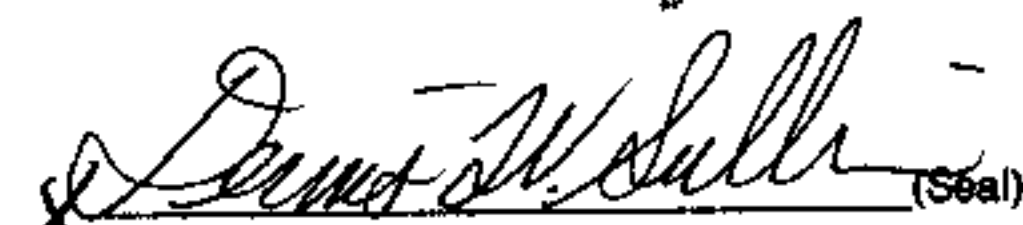
Dennis W. Sullivan is the ex-husband of Julia S. Wharton. This is no longer the homestead of Dennis W. Sullivan nor has ever been the homestead of his current spouse.

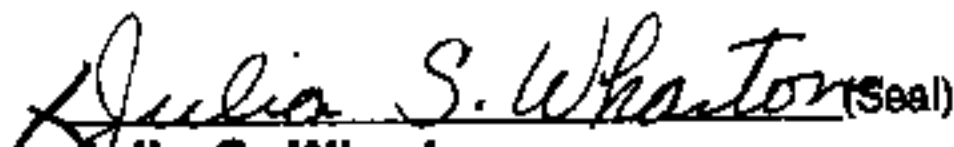
\$95,687.00 of the purchase price recited above was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Grantee, his/her heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEE, his/her heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, his/her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 28th day of January, 1994.


(Seal)
Dennis W. Sullivan


(Seal)
Julia S. Wharton


(Seal)
Joseph E. Wharton

STATE OF ALABAMA JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Dennis W. Sullivan, married and, Julia S. Wharton, and husband Joseph E. Wharton whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of January, 1994.


Notary Public

1994-11207

04/06/1994-11207
12:40 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCO 9.50