

9402489

PREPARED BY: CU LENDING, INC., 22 INVERNESS CENTER PARKWAY, SUITE 210, BIRMINGHAM, AL 35242

SEND TAX NOTICE TO: AMANDA C. BRADLEY, 113 NORTH HIGHLAND DRIVE, COLUMBIANA, AL 35051

### WARRANTY DEED

STATE OF ALABAMA)  
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of SIXTY-EIGHT THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$68,900.00) to the undersigned Grantor or Grantors, in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, I (We), MARY W. MANN, A MARRIED WOMAN (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell and convey unto, AMANDA C. BRADLEY (herein referred to as GRANTEES), the following described real estate situated in SHELBY County, Alabama, to-wit:

LOT 9, OF HIGHLAND SUBDIVISION, SECOND SECTOR, AS RECORDED IN MAP BOOK 6, PAGE 34, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA. SITUATED IN SHELBY COUNTY, ALABAMA.

- (1) Subject to property taxes for the current year.
- (2) Subject to easements, restrictions, covenants and conditions, if any.
- (3) Subject to mineral and mining rights.

THE GRANTOR HEREBY CERTIFIES THAT THE ABOVE DESCRIBED PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD AS DEFINED BY CODE SECTION 6-10-2 OF SAID GRANTOR, NOR THE SPOUSE OF SAID GRANTOR.

\$65,450.00 OF THE PURCHASE PRICE RECITED ABOVE WAS PAID BY A MORTGAGE LOAN CLOSED SIMULTANEOUSLY HERewith.

TO HAVE AND TO HOLD Unto the said GRANTEES, their heirs and assigns, forever.

And I (we) do for myself(ourselves) and for my(our) heirs, executors and administrators covenant with said GRANTEES, their heirs and assigns, that I(we) am(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.

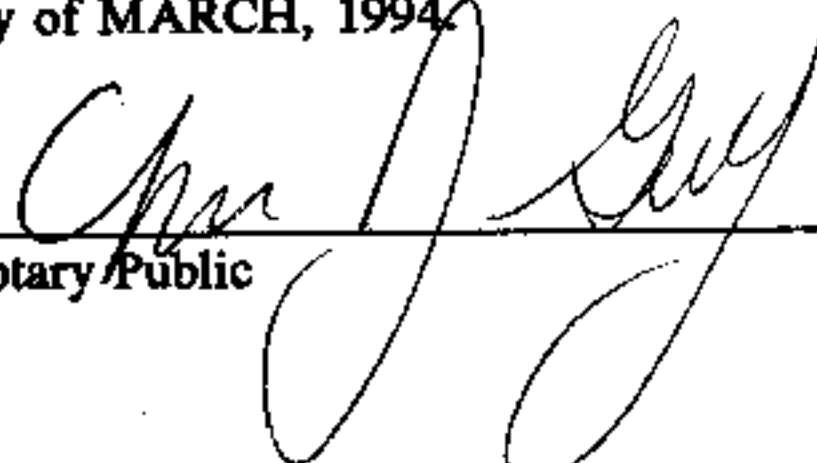
IN WITNESS WHEREOF, I(we) have hereunto set my(our) hand(s) and seal(s), on the 31ST day of MARCH, 1994.

  
MARY W. MANN

STATE OF ALABAMA)  
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public, in and for said County in said State, hereby certify that MARY W. MANN, A MARRIED WOMAN, 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 said conveyance, (s)he (they) executed the same voluntarily on the date the same bears date.

Given under my hand and official seal on the 31ST day of MARCH, 1994.

  
Notary Public

My commission expires: 9 3 95

Inst # 1994-11355

04/07/1994-11355  
09:38 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 12.00

Inst # 1994-11355