

This instrument was prepared by:
Shelly Moss
Attorney at Law
4 Office Park Circle, Suite 101A
Birmingham, Alabama 35223

Send tax notice to:

Jana L. Edmiston
2015 Glen Eagle Lane
Birmingham, Alabama 35242

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY) KNOW ALL MEN BY THESE PRESENTS

That in consideration of Two Hundred Fifty Six Thousand and 00/100 (\$256,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

BWA Development Corporation, an Alabama Corporation

(herein referred to as GRANTORS) do grant, bargain, sell and convey unto

Jana L. Edmiston, an unmarried woman

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

Lot 27, Country Club Village, an Inverness Garden Home Community, as recorded in Map Book 16, Page 47, in the Probate Office of Shelby County, Alabama.

Proceeds in the amount of \$ 135,000.00 come from a purchase money mortgage recorded simultaneously herewith.

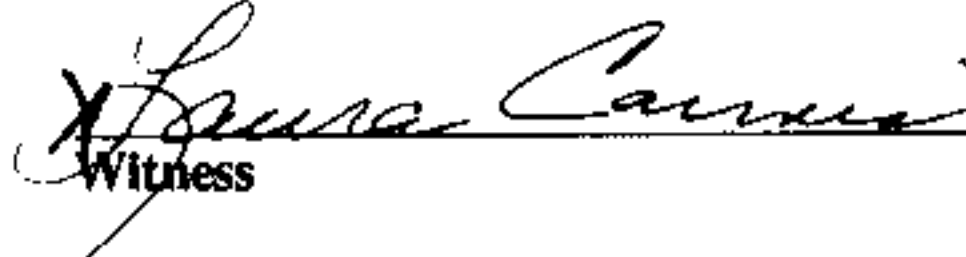
10/24/1994-31860
08:51 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 129.50

TO HAVE AND TO HOLD Unto 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, the said Grantor, by its, Executive Vice President, J.T. Hunter Williams who is authorized to execute this conveyance, has hereto set its signature and seal, this the 30th day of September, 1994.

ATTEST:

 (Seal)
Witness

By  (Seal)
Executive Vice President

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, Shelly Moss, a Notary Public in and for said County, in said State, hereby certify that J.T. Hunter Williams whose name as Executive Vice President of BWA Development Corporation, an Alabama Corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation,

Given under my hand and official seal this 30th day of September A.D., 1994.


notary public Shelly Moss
MY COMMISSION EXPIRES 11-5-97

Inst # 1994-31860