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FAX 988-5905

This instrument was prepared by:

(Name) COURTNEY MASON & ASSOCIATES, P.C.  
(Address) 100 CONCOURSE PARKWAY, SUITE 350  
BIRMINGHAM, ALABAMA 35244

Send Tax Notice to:

(Name) VICKIE E. CAPELLEN  
(Address) 130 JASMINE DRIVE  
ALABASTER, ALABAMA 35007

**WARRANTY DEED**

STATE OF ALABAMA

SHELBY

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY THREE THOUSAND EIGHT HUNDRED SIXTY AND NO/100THS (\$93860.00) DOLLARS to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of which is hereby acknowledged, I or JAMES D. MASON DBA MASON CONSTRUCTION (herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto VICKIE E. CAPELLEN, A SINGLE INDIVIDUAL (herein referred to as grantee, whether one or more), the following described real estate, situated in

SHELBY County, Alabama, to-wit:

LOT 37, ACCORDING TO THE AMENDED MAP OF THE MEADOWS, PLAT I, AS RECORDED IN MAP BOOK 19 PAGE 10 IN THE 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.

\$35,300.00 OF THE ABOVE-RECITED PURCHASE PRICE WAS PAID FROM A MORTGAGE LOAN CLOSED SIMULTANEOUSLY HERewith.

THIS PROPERTY IS NOT THE HOMESTEAD PROPERTY OF JAMES D. MASON DBA MASON CONSTRUCTION AS DEFINED BY THE CODE OF ALABAMA.

Inst # 1995-02834

02/01/1995-02834  
12:57 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 67.50

TO HAVE AND TO HOLD, To the said GRANTEE, his, her or their heirs, or its successors and assigns forever.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, or its successors and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have 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 grantee, his, her or their heirs and assigns, or its successors 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) this 27th day of JANUARY, 19 95.

(Seal)

JAMES D. MASON DBA MASON CONSTRUCTION  
BY: [Signature] (Seal)  
JAMES D. MASON

(Seal)

(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 JAMES D. MASON DBA MASON CONSTRUCTION, whose name(s) 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 27th day of JANUARY, 1995.

4-9-95  
My Commission Expires:

[Signature]  
Notary Public

Inst # 1995-02834