

This instrument was prepared by

(Name) Clayton T. Sweeney
(Address) 2700 Highway 280 East, Suite 290E
Birmingham, AL 35223

Send Tax Notice To: Catherine A. Hicks
name 6265 Victoria Drive
Pelham, AL 35124
address

WARRANTY DEED-

STATE OF ALABAMA }
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty-four Thousand Eight Hundred Thirty & 00/100 Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Sara Kim, an unmarried woman and
Robert Kim, a married man

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

Catherine A. Hicks

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

Lot 28, according to the Survey of Valley Station, Second Sector, as recorded
in Map Book 7, Page 48, in the Probate Office of Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1995 which are a lien but are not due and payable
until October 1, 1995.

Existing easements, restrictions, set-back lines and limitations of record.

\$117,500.00 of the consideration was paid from the proceeds of a mortgage
loan closed simultaneously herewith.

The property conveyed herein is not the homestead of the Grantors.

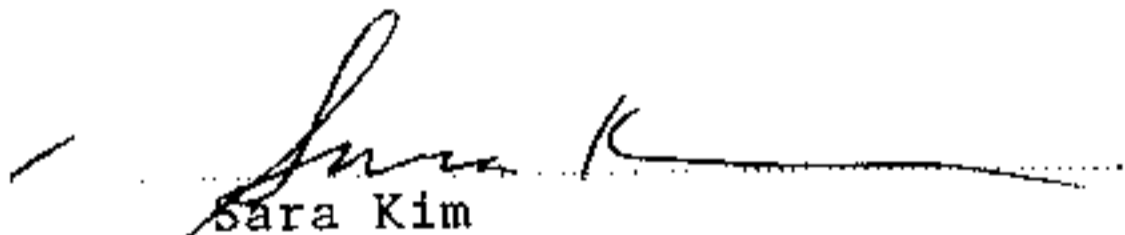
Inst # 1995-04812


02/23/1995-04812
02:51 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 26.00

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, we have hereunto set OUR hands(s) and seal(s), this 10th
day of February, 1995.

 (Seal)
Sara Kim

 (Seal)
Robert Kim

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that Sara Kim and Robert Kim
whose name 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 10th day of February, A. D., 1995

My Commission expires: 1-24-99


Notary Public

CLAYTON T. SWEENEY, ATTORNEY AT LAW