

This form furnished by: **Cahaba Title, Inc.**

Eastern Office
(205) 833-1571
FAX 833-1577

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(205) 988-5600
FAX 988-5905

This instrument was prepared by:

(Name) Courtney Mason & Assoc. PC

(Address) PO BOX 360187

Birmingham, AL 35236-0187

Send Tax Notice to:

(Name) Denman Builders, Inc.

(Address) 2162 Highway 31 South

Pelham, AL 35124

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fourteen Thousand Nine Hundred and no/100ths-----\$14,900.00 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 we,
Bette J. Lee, a single individual

(herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto
Denman Builders, Inc.

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby

County, Alabama, to-wit:

Lot 19, 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.

Subject to existing easements, current taxes, restrictions, set-back lines
and rights of way, if any, of record.

The above recited consideration was paid from a Mortgage loan closed simultaneously herewith.

Inst # 1995-15178

06/09/1995-15178
03:52 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SNA 9.50

THE PREPARER OF THIS DOCUMENT HAS NOT
EXAMINED TITLE TO THE PROPERTY DESCRIBED
HEREIN AND MAKES NO CERTIFICATION AS TO TITLE.

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 31st
day of May, 19 95.

(Seal)

(Seal)

(Seal)

(Seal)

Bette J. Lee

(Seal)

(Seal)

STATE OF ALABAMA

County }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that Bette J. Lee, a single individual, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 31st day of May, 1995

113196
My Commission Expires:

Brenda R. Gitis
Notary Public