

This instrument was prepared by:

(Name) Larry L. Halcomb

Send Tax Notice To: Anne M. Bloomer  
name

(Address) 3512 Old Montgomery Highway  
Birmingham, AL 35209

2821 Sterling Way

address

Birmingham, AL 35242

WARRANTY DEED-

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of THREE HUNDRED THIRTEEN THOUSAND AND NO/100-----  
-----DOLLARS (\$313,000.00)  
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, Paul G. Pretsch and wife, Catherine A. Pretsch

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

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

Lot 8, Block 2, according to the Survey of Inverness Point, Phase One, as  
recorded in Map Book 13, page 6, in the Probate Office of Shelby County,  
Alabama.

Mineral and mining rights excepted.

Subject to taxes for 1995.

Subject to restrictions, 35 foot building line and rear building line,  
easements, and agreement with North Shelby County, of record.

\$ 250,400.00 of the purchase price was paid from the proceeds of a mortgage  
loan closed simultaneously herewith.

Inst # 1995-23922

08/30/1995-23922  
10:26 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 NCD 71.50

TO HAVE AND 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 person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal (s), this 28th  
day of August, 19 95

(Seal)

Paul G. Pretsch

(Seal)

(Seal)

Catherine A. Pretsch

(Seal)

(Seal)

Catherine A. Pretsch

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Larry L. Halcomb, a Notary Public in and for the said County, in said State, hereby certify that  
Paul G. Pretsch and wife, Catherine A. Pretsch  
whose name(s) 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 hands and official seal this 28th day of August, A.D., 19 95

Larry L. Halcomb

Notary Public

My Commission Expires:  
January 23, 1998

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