

This Instrument Was Prepared By:  
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STATE OF ALABAMA  
COUNTY OF SHELBY

WARRANTY DEED


KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of SIXTY SEVEN THOUSAND DOLLARS AND 00 CENTS (US\$67,000.00) Dollars to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, Yvette L. Trussell, an unmarried woman, (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto Mary C. Scott, a married woman, (hereinafter referred to as GRANTEE), the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 9, according to the Map and Survey of Kingwood Townhomes, Phase One, as recorded in Map Book 9, page 18 in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD all and singular, the above mentioned and described premises, together with the appurtenances, unto the said GRANTEE, her heirs and assigns forever. And said GRANTOR does for herself, her heirs and assigns, covenants with the said GRANTEE, her heirs and assigns, that she is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that she is entitled to the immediate possession thereof; that she has a good right to sell and convey the same as aforesaid; that she will and her heirs and assigns shall, warrant and defend the same to the said GRANTEE, her heirs and assigns forever, against the lawful claims of all persons.


IN WITNESS WHEREOF, I has hereunto set my hand and seal on this the 15<sup>th</sup> day of December, 1995.

  
Yvette L. Trussell

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a notary public in and for said county in said state, hereby certify that Yvette L. Trussell, an unmarried woman, whose name 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 the 15<sup>th</sup> day of December, 1995.

  
Notary Public

My Commission Expires: 04/23/96

Inst # 1995-36175

12/18/1995-36175  
10:49 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 75.50

Inst # 1995-36175