

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

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

Riverchase Office
(205) 988-5600
FAX 988-5903

This instrument was prepared by:
(Name) Holliman, Shockley & Kelly, Attorneys
(Address) 2491 Pelham Parkway
Pelham, Alabama 35124

Send Tax Notice to:
(Name) KIMBERLY V. CRUM
(Address) 100 Meadowgreen Lane
Montevallo, AL 35115

1996-1-93

WARRANTY DEED

STATE OF ALABAMA }
SHELBY COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

1996-1-93

That in consideration of Seventy Four Thousand and no/100 (\$74,000.00)-----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,
David R. Gwin and wife, Kimberly B. Gwin
(herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto
Kimberly V. Crum

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

Lot 6, Block 1, according to the Survey of Meadowgreen, as recorded in Map Book 6,
Page 59, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Taxes for the year 1996 and subsequent years;
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
3. Mineral and mining rights, if any.

\$ 73,926.00 of the purchase price recited above was paid from the proceeds of
a first mortgage loan executed and recorded simultaneously herewith.

Inst # 1996-15019

05/08/1996-15019
10:29 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MEL 9.00

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 25th
day of April, 19 96.

(Seal)

David R. Gwin
David R. Gwin (Seal)

(Seal)

Kimberly B. Gwin
Kimberly B. Gwin (Seal)

(Seal)

STATE OF ~~ALABAMA~~ South Carolina
Richland County } **General Acknowledgment**

I, _____ the undersigned authority _____, a Notary Public in and for said County, in said State, hereby
certify that David R. Gwin and wife, Kimberly B. Gwin 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 hand and official seal, this 24th day of April, 19 96
Tarnela S. Chack

My Commission Expires August 11, 1996

My Commission Expires:

Notary Public