

This instrument was prepared by:
(Name) Larry L. Halcomb
(Address) 3512 Old Montgomery Highway
Birmingham, Alabama 35209

Send Tax Notice To: _____
name _____
address _____

WARRANTY DEED-

STATE OF ALABAMA }
Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

\$5.00

That in consideration of Ten Dollars & Other Valuable Considerations

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, Gary L. Jones and wife, Cynthia E. Jones

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

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

Lot 6, according to the Survey of Chelsea Acres South, First Sector, as recorded in Map Book 15 page 64 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to taxes for 1996.

Subject to items on attached Exhibit "A".

Inst # 1996-20822

06/27/1996-20822
03:49 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 11.50

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 26th
day of June, 19 96

(Seal)

(Seal)

(Seal)

Gary L. Jones (Seal)
Cynthia E. Jones (Seal)

(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
Gary L. Jones and wife, Cynthia E. Jones
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 26th day of June A.D., 19 96

Larry L. Halcomb
Notary Public

My Commission Expires: 1/23/98

#1 Briarwood Apt
Columbus AL 35051

Inst # 1996-20822

EXHIBIT "A"

Building setback line of 60 feet reserved from Baron Drive and 40 foot reserved from Baron Lane as shown by plat.

Public easements as shown by recorded plat, including 10 foot along the Southeasterly side of lot .

Restrictions, covenants and conditions as set out in instrument(s) recorded in Real 360 page 174 in Probate Office.

Restrictions, limitations and conditions as set out in Map Book 15 page 64.

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