

Form furnished by LAND TITLE COMPANY

This instrument was prepared by
David F. Ovson
Lange, Simpson, Robinson & Somerville
(Name) 728 Shades Creek Parkway, Suite 120
Birmingham, Alabama 35209
(Address)

Send Tax Notice To:

DAVID FOWLER, INC.
(Name) 3333 Valley Park Drive
Birmingham, AL 35242
(Address)

WARRANTY DEED

VALUE: \$39,000.00

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten and No/100 (\$10.00)----- Dollars

to the undersigned grantor, or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

SHARON A. MORGAN, a married woman

(herein referred to as grantor, whether one or more) do, grant, bargain, sell and convey unto DAVID FOWLER, INC.

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

Lot 6, according to the survey of River Highlands, as recorded in Map Book 19, Page 111, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the year 1996, which are a lien, but not yet due and payable until October 1, 1996.
2. Easements, rights-of-way, restrictions, conditions and covenants of record.

The property conveyed herein does not constitute the homeplace of the grantor or her spouse.

07/02/1996-21227
10:07 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
47.50

TO HAVE AND TO 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 persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 28th day of

May, 19 96

(Seal)

SHARON A. MORGAN

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
COUNTY OF JEFFERSON

General Acknowledgment

I, David F. Ovson, a Notary Public in and for said County in said State, hereby certify that SHARON A. MORGAN, a married woman, 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 the 28th day of May, 19 96.

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Aug. 27, 1996.
ONCE I TRULY NOTARY PUBLIC UNDERWRITERS

Notary Public