

This instrument was prepared by:

(Name) GENE W. GRAY, JR.

(Address) 2100 SOUTHBRIDGE PARKWAY, #638  
BIRMINGHAM, ALABAMA 35209

Send Tax Notice To: LORI C. DAVIS  
name  
3383 NORTH BROKEN BOW DRIVE  
address  
BIRMINGHAM, ALABAMA 35242

WARRANTY DEED-

STATE OF ALABAMA }  
Jefferson COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED FORTY THREE THOUSAND AND NO/100-----  
-----DOLLARS (\$143,000.00)  
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, DANNY S. KIRKPATRICK AND WIFE, ELISHA K. KIRKPATRICK

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto LORI C. DAVIS

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

LOT 44, ACCORDING TO THE SURVEY OF BROKEN BOW, FIRST ADDITION, FIRST PHASE, AS  
RECORDED IN MAP BOOK 8 PAGE 116, IN THE PROBATE OFFICE OF SHELBY COUNTY,  
ALABAMA.  
MINERAL AND MINING RIGHTS EXCEPTED.

SUBJECT TO:

ADVALOREM TAXES FOR THE YEAR 1997 WHICH ARE A LIEN, BUT NOT DUE AND PAYABLE  
UNTIL OCTOBER 01, 1997.

BUILDING SETBACK LINES AND EASEMENTS AS SHOWN BY RECORDED PLAT.

RESTRICTIONS, COVENANTS AND CONDITIONS AS SET OUT IN INSTRUMENT(S) RECORDED IN  
MISC. BOOK 51, PAGE 149.

TRANSMISSION LINE PERMIT(S) TO ALABAMA POWER COMPANY AS SHOWN BY INSTRUMENT(S)  
RECORDED IN DEED BOOK 124, PAGE 561, DEED BOOK 129, PAGE 449 AND DEED BOOK  
166, PAGE 166.

TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PREMISES, TOGETHER WITH ALL  
MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES AND IMMUNITIES RELATING THERETO,  
INCLUDING RIGHTS SET OUT IN DEED BOOK 81, PAGE 171.

RESTRICTIONS, LIMITATIONS AND CONDITIONS AS SET IN MAP BOOK 8, PAGE 116.

ENCROACHMENT OF FENCE INTO EASEMENT AS SHOWN ON SURVEY BY LAURENCE D. WEYGAND,

Continued

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 22nd  
day of November, 19 96

Danny S. Kirkpatrick (Seal)  
DANNY S. KIRKPATRICK  
Elisha K. Kirkpatrick (Seal)  
ELISHA K. KIRKPATRICK  
(Seal)

STATE OF ALABAMA }  
Jefferson COUNTY }

General Acknowledgment

I, GENE W. GRAY, JR., a Notary Public in and for the said County, in said State, hereby certify that  
DANNY S. KIRKPATRICK AND WIFE, ELISHA K. KIRKPATRICK  
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 22nd day of November, A.D., 19 96

GENE W. GRAY, JR. Notary Public

12/02/1996-39534  
12:02 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
19.00

Continuation of Legal Description

DATED OCTOBER 17, 1990.

\$135,400.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE  
LOAN.

*elb*  
Inst # 1996-39534

12/02/1996-39534

12:02 PM CERTIFIED

SEELY COUNTY JUDGE OF PROBATE

19.00

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