

This form furnished by:

Cahaba Title, Inc.

Riverchase Office
(205) 988-5600

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(205) 833-1571

This instrument was prepared by:
(Name) Douglas M. Kent II
(Address) 9606 Hwy 119
Alabaster, Al. 35007

Send Tax Notice to: James D. Mason
(Name) DBA Mason Construction
(Address) P.O. Box 965
Pelham, Al. 35124

WARRANTY DEED

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Sixty seven thousand six hundred dollars and no/100-----
(\$67,600.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we

Douglas M. Kent II and Peggy S. Kent

therein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

James D. Mason DBA Mason Construction

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

Lots 20, 27, 28 and 29, according to the Survey of Buck Creek Landing as
recorded in Map Book 20, Page 136 in the Probate Office of Shelby County,
Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

Easements and restrictions of record.

The above recited consideration was paid from a Mortgage loans closed simultaneously herewith.

Inst # 1996-41740

12/19/1996-41740
11:01 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50

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 said grantee, his her or 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 stated 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 grantee, his, her or their heirs 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 4th
day of December, 19 96

Douglas M Kent II (Seal)

(Seal)

Peggy S Kent (Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

County }

General Acknowledgment

I, Brenda H. Clayton a Notary Public in and for said County
in said State, hereby certify that Douglas M Kent II & Peggy S. Kent

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, executed the same voluntarily on the day the same bears date

Given under my hand and official seal, this 4th day of September, 19 96

4/27/97

My Commission Expires

Brenda H. Clayton
Notary Public