

This instrument was prepared by:
Thomas J. Thornton
1119 Willow Run Road
Birmingham, Alabama 35209

12.00
Send Tax Notice to:
Mayfield Homebuilders, L.L.C.
P.O. Box 1136
PELHAM, AL 35124

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Hundred Fifty Three Thousand One Hundred Thirty Eight and 31/100 Dollars (\$153,138.31) payable One Hundred Thousand Eight Hundred Four and 99/100 Dollars (\$100,804.99) in cash and the Assumption of a Purchase Money Mortgage in the amount of Fifty Two Thousand Three Hundred Thirty Three and 32/100 Dollars (\$52,333.32) and other good valuable consideration, in hand paid by Mayfield Homebuilders, L.L.C. (GRANTEE) receipt of which is hereby acknowledged, Thomas J. Thornton (GRANTOR) does grant, bargain, sell and convey unto the GRANTEE, the following described real estate situated, lying and being in the County of Shelby, State of Alabama, and being more particularly described as follows:

Lots 331, 333, 335, 350, 351, and 355, according to the Survey of Weatherly, Wixford Moor, Sector 24, as recorded in Map Book 20, Page 144, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

Subject to:

1. Taxes for the year 1997 and subsequent years.
2. Setback lines, easements and restrictions as shown on the record map.
3. Restrictive Covenants as recorded in Instrument #1995-15694 in the Probate Office of Shelby County, Alabama.
4. That certain mortgage dated the 4th day of April, 1996 and recorded in Instrument #1996-11206 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD unto the said GRANTEE, its successors and assigns, forever.

And the said GRANTOR does for himself and for his successors and assigns, covenant with the said GRANTEE, its successors and assigns, that he is lawfully seized in fee simple of said Premises, and that he has a good right to grant and convey the aforesaid property, that he will and his successors and assigns shall warrant and defend the same to the said grantee and its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Thomas J. Thornton has hereunto set his hand and seal this 7th day of FEBRUARY, 1997.

THOMAS J. THORNTON

Thomas J. Thornton (SEAL)

Inst # 1997-04185

02/07/1997-04185
03:55 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 003 12.00

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Thomas J. Thornton, whose name 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 foregoing conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 7th day of FEBRUARY, 1997.

Maui E. Wilson
Notary Public

My Commission expires

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: 2-28-1997
BONDED THIS NOTARY PUBLIC UNDERWRITING

sect24d4

Inst # 1997-04185

02/07/1997-04185
03:53 PM CERTIFIED
JEFF COUNTY JUDGE OF PROBATE
SEE 103 12.00