

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was prepared by:

SEND TAX NOTICE TO:

R. Shan Paden
PADEN & PADEN
Attorneys at Law
100 Concourse Parkway, Suite 130
Birmingham, Alabama 35244

REBECCA E. PATTY
170 ASHFORD LANE
ALABASTER, AL 35007

STATE OF ALABAMA)

COUNTY OF SHELBY)

WARRANTY DEED

Know All Men by These Presents: That in consideration of ONE HUNDRED SEVENTEEN THOUSAND SIX HUNDRED EIGHT and 00/100 (\$117,608.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is acknowledged, we, HERBERT G. MAYO and SUSAN W. MAYO, HUSBAND AND WIFE (herein referred to as GRANTORS) do grant, bargain, sell and convey unto REBECCA E. PATTY, AN UNMARRIED PERSON (herein referred to as GRANTEES, whether one or more) the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOT 32, ACCORDING TO THE SURVEY OF THE THIRD ADDITION TO ASHFORD HEIGHTS AS RECORDED IN MAP BOOK 17, PAGE 144 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. Subject to the taxes for the year beginning October 1, 1996 which constitutes a lien but are not yet due and payable until October 1, 1997.
2. Easements, or claims of easements, not shown by the public records.
3. Easement(s) as shown on recorded map(s).
4. Building restriction line(s) shown on recorded map(s).
5. Restrictions appearing of record Instrument Number 1993-39828.

Note: This exception omits any covenant, conditions or restriction based on race, color, religion, sex, handicap, familial status or national origin as provided in 42 U.S.C. Section 3604, unless and only to the extent that the covenant (a) is not in violation of state and federal law, (b) is exempt under 42 U.S.C. Section 3607, or (c) relates to a handicap, but does not discriminate against handicapped people.

Right-of-way granted South Central Bell Telephone Company recorded in Deed Book 337, page 241.

\$114,724.00 of the consideration herein was derived from a mortgage closed simultaneously herewith.

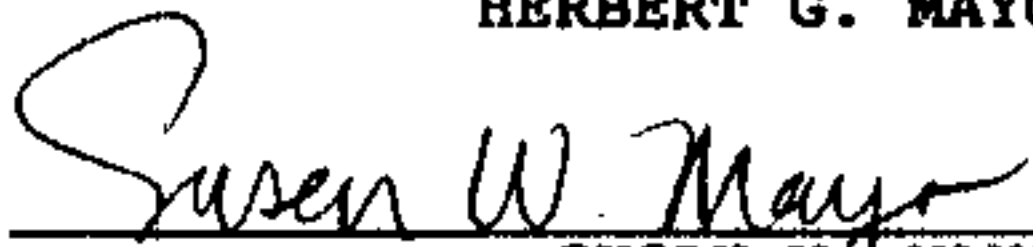
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TO HAVE AND TO HOLD Unto the said GRANTEES, his, her or their heirs and assigns, forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, 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 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, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTORS, HERBERT G. MAYO and SUSAN W. MAYO, HUSBAND AND WIFE, have hereunto set his, her or their signature(s) and seal(s), this the 6th day of June, 1997.

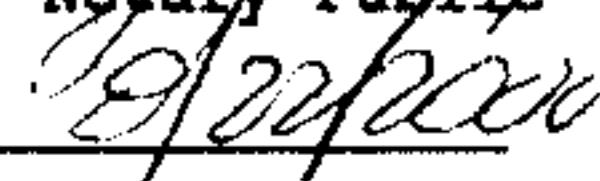

HERBERT G. MAYO

SUSAN W. MAYO

STATE OF ALABAMA)
COUNTY OF SHELBY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that HERBERT G. MAYO, SUSAN W. MAYO whose name(s) is (are) signed to the foregoing conveyance, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he, she, or they executed the same voluntarily on the day the same bears date.

Given under my hand this the 6th day of June, 1997.


Notary Public
My commission expires: 

My commission expires: _____

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