

THIS DEED WAS PREPARED WITHOUT BENEFIT OF CURRENT SURVEY OR TITLE OPINION

PREPARED BY:
DOUGLAS L. KEY, ATTORNEY
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236
(205) 987-2211

SEND TAX NOTICE TO: _____

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten and no/100 Dollars ¹⁵ (\$10.00) and good and valuable consideration to the undersigned grantors in hand paid by the GRANTEE herein, the receipt whereof is acknowledged we, STEPHANIE LITTLE BENNET and husband, GREG BENNETT and MARY K. BENNETT, an unmarried woman (herein referred to as grantors) do grant, bargain, sell and convey unto MARY K. BENNETT (herein referred to as GRANTEE) the following described real estate situated in Shelby County, Alabama to-wit:

Lot 16, according to the map of Royal Forest, as recorded in Map Book 14 page 44, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said GRANTEE, her heirs and assigns forever.

And we do, for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEE, his heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF; we have hereunto set our hands and seals, this 10th day of July, 1997.

Stephanie Little Bennett
STEPHANIE LITTLE BENNETT

Greg Bennett
GREG BENNETT

Mary K. Bennett
MARY K. BENNETT

STATE OF ALABAMA)
SHELBY COUNTY)

Inst # 1997-21708
07/10/1997-21708
01:10 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
10.00
001 MEL

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stepharlie Little Bennett, Greg Bennett and Mary K. Bennett whose names 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 have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 10th day of July, 1997.

Barbara M. Clark
Notary Public
My Commission Expires: APRIL 16, 2001