

Send Tax Notice to:
Jamie H. Bolton
Celeste M. Nepomuceno
111 Windsor Ridge Drive
Pelham, AL 35124

This Instrument Prepared By:

Harold H. Goings
Spain & Gillon, L.L.C.
2117 Second Avenue North
Birmingham, Alabama 35203

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY

Inst # 1997-28195
09/03/1997-28195
12:58 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MCD 14.30

KNOW ALL MEN BY THESE PRESENTS, That in consideration of the sum of One Hundred Nine Thousand Five Hundred 00/100 DOLLARS (\$109,500.00) to the undersigned Grantor, in hand paid by the Grantees herein, the receipt whereof is acknowledged, the undersigned, **MAYFIELD HOMEBUILDERS, L.L.C.** (herein referred to as Grantor), does grant, bargain, sell and convey unto **JAMIE H. BOLTON AND CELESTE M. NEPOMUCEON** (herein referred to as Grantees), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 22, according to the Survey of Windsor Ridge, as recorded in Map Book 21, Page 68, in the Probate Office of Shelby County, Alabama.

Subject to:

1. 1997 ad valorem taxes.
2. Existing easements restrictions, set back lines, limitations, if any, of record.

All of the consideration was paid from the proceeds of mortgage loans closed simultaneously herewith.

TO HAVE AND TO HOLD, to the said Grantees, as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And the undersigned does for itself and for its successors, and assigns covenant with the said Grantees, their heirs and assigns, that it is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has hereunto set its hand and seal this the 29th day of August, 1997.

MAYFIELD HOMEBUILDERS, L.L.C.

BY: Susan Mayfield
Its: Mayfield Member

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that SUSAN MAY FIRM, whose name as MANAGING MEMBER of MAYFIELD HOMEBUILDERS, L.L.C. 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 conveyance, she as such officer and with full authority, executed the same voluntarily and as the act of said corporation.

Given under my hand and official seal this 29th day of August, 1997.



Notary Public
My Commission Expires: 8/19/99

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