

SEND TAX NOTICE TO:
ARTHUR R. BICE, JR.
ELIZABETH D. BICE
2209 HEARTHWOOD CIRCLE
BIRMINGHAM, ALABAMA 35242

Inst # 1997-29039

This instrument was prepared by:
Patrick F. Smith, Attorney
Strickland & Smith
4 Office Park Circle, Suite 212
Birmingham, Alabama 35223

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY) **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of ONE HUNDRED NINETY-EIGHT THOUSAND and No/100's (\$198,000.00) DOLLARS to the undersigned grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, WILLIAM J. THOMASTON, III and wife, PATRICIA M. THOMASTON (hereinafter grantors), do grant, bargain, sell and convey unto ARTHUR R. BICE, JR. and ELIZABETH D. BICE, (hereinafter grantees) as joint tenants with right of survivorship, all of our right, title and interest in the following described real estate, situated in SHELBY COUNTY, ALABAMA:

Lot 21 of Hearthwood Subdivision as recorded in Map Book 16, page 27 in the Office of the Judge of Probate of Shelby County, Alabama.

Patricia A. Morgan is one and the same person as Patricia M. Thomaston.

\$158,400.00 of the above referenced consideration is from a purchase money first mortgage.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

TO HAVE AND TO HOLD unto the said GRANTEES, their heirs and assigns, forever. And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that it is 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 21 day of August, 1997.



WILLIAM J. THOMASTON, III


PATRICIA M. THOMASTON

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that WILLIAM J. THOMASTON, III and PATRICIA M. THOMASTON, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21 day of August, 1997.


Notary Public
Commission Expires: 10-6-97

09/09/1997-29039
12:09 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MEL 48.50