

This instrument was prepared by:  
Hubert E. Rawson, Jr.  
2204 Lakeshore Drive, Suite 130  
Birmingham, Alabama 35209

Warranty Deed

State of Alabama  
Shelby County

Know All Men By These Presents,

That in consideration of One Hundred Fifty Five Thousand Dollars and no/100 (\$155,000.00) and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we,

JAMES THOMAS MCKELLAR AND HIS WIFE, LORI A. MCKELLAR

(herein referred to as grantors) does grant, bargain, sell and convey unto

MARY RUTH WOOD

(herein referred to as GRANTEES), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 63, according to the Map of Greystone Ridge Garden Homes, as recorded in Map Book 16, Page 31, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, current taxes, set-back lines, rights of way, limitations, if any, of record.

TO HAVE AND TO HOLD to the said GRANTEES, his, her or 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 I we are lawfully seized in fee simple for 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 aforesaid; that we will any 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.

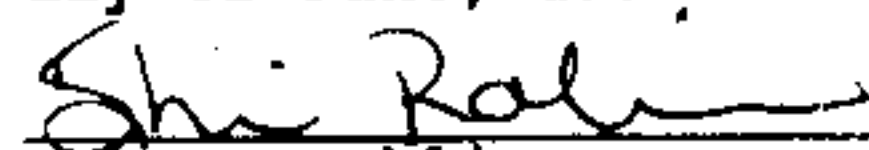
In Witness Whereof, I have hereunto set my hand and seal this 30th, day of June, 1998.

  
JAMES THOMAS MCKELLAR  
  
LORI A. MCKELLAR

STATE OF ALABAMA  
JEFFERSON County

I, the undersigned Notary Public in and for said County, in said State, hereby certify that James Thomas McKellar and his wife, Lori A. McKellar, whose name 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 of office this the 30th day of June, 1998.

  
Notary Public

Sherri Robinson  
Notary Public State of Alabama at Large.  
My Commission Expires: Oct. 13, 2001.  
Bonded Thru Notary Public Underwriters.

07/02/1998-25033  
03:41 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MEL 163.50

Inst # 1998-25033