

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

SEND TAX NOTICE:
JERRY L. MONDAY
155 ASHFORD LANE
ALABASTER, ALABAMA 35007

Inst # 1998-30297

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Warranty Deed

State of Alabama
Shelby County

Know All Men By These Presents,

That in consideration of One Hundred Forty Eight Thousand Dollars and no/100 (\$148,000.00) 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,

DAVID B. HICKEY AND ANNE M. HICKEY, HUSBAND AND WIFE

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

JERRY L. MONDAY

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

Lot 22, according to the Survey of Third Addition to Ashford Heights, as recorded in Map Book 17, Page 144, 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.

\$118,400.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

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

And I (we) do for ourselves and for my (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 I (we) have a good right to sell and convey the same aforesaid; that I (we) will and my (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 6th, day of August, 1998.

DAVID B. HICKEY *David B. Hickey*

BY *Anne M. Hickey*
ANNE M. HICKEY, HIS
ATTORNEY IN FACT,

Anne M. Hickey
ANNE M. HICKEY

Inst # 1998-30297

08/07/1998-30297
09:54 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 41.00

STATE OF ALABAMA
JEFFERSON County

I, the undersigned Notary Public in and for said County, in said State, hereby certify that Anne M. Hickey, whose name as Attorney in Fact for David B. Hickey name 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, in her capacity as such Attorney in Fact, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal of office this the 6th day of August, 1998.


Notary Public

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

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned Notary Public in and for said County, in said State, hereby certify that Anne M. Hickey, a married woman, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal of office this 6th day of August, 1998.


Notary Public

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

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