

THIS INSTRUMENT PREPARED BY:
Courtney Mason & Associates, P.C.
1904 Indian Lake Drive, Suite 100
Birmingham, Alabama 35244

GRANTEE'S ADDRESS:
Carol E. Henry
1961 Chandalar Court
Pelham, Alabama 35124

STATE OF ALABAMA)
COUNTY OF SHELBY) GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of Sixty-Five Thousand and 00/100 (\$65,000.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTOR, Jeffrey Carl Blackmon and wife, Lana J. Blackmon (hereinafter referred to as GRANTOR), the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEE, Carol E. Henry, a single individual, (hereinafter referred to as GRANTEE), her heirs and assigns, the following described Real Estate, lying and being in the County of SHELBY, State of Alabama, to-wit:

See Attached Exhibit A for Legal Description

ALL Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record, of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, her heirs and assigns forever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTOR are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR has hereunto set their hand and seal this the 22nd day of September, 1998.

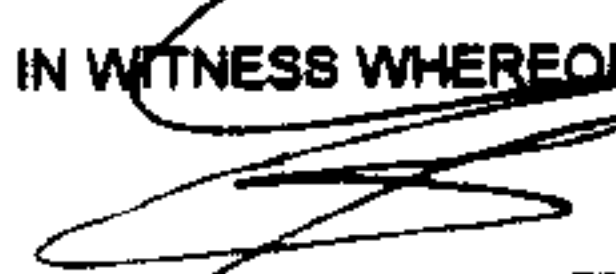

Jeffrey Carl Blackmon


Lana J. Blackmon

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Jeffrey Carl Blackmon and wife, Lana J. Blackmon, 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 Instrument signed their names voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 22nd day of September, 1998.


NOTARY PUBLIC
My Commission Expires: 3/7/99

Inst # 1998-37151

09/23/1998-37151
12:06 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CM 12.00

EXHIBIT "A"

Unit "C", Building 8, Phase II of Chandalar Townhouses as recorded in Map Book 7, Page 166, located in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Section 1, Township 20 South, Range 3 West, Shelby County, Alabama, more particularly described as follows: Commence at the SE corner of said $\frac{1}{4}$ - $\frac{1}{4}$ Section; thence in a northerly direction along the East line of Said $\frac{1}{4}$ - $\frac{1}{4}$ Section a distance of 670.76 feet; thence 90 degrees left in a westerly direction a distance of 170.00 feet to a point on the westerly right of way line of Chandalar, thence 90 degrees right in a northerly direction along said right way line, a distance of 82.0 feet; thence 90 degrees left, in a westerly direction, a distance of 14.6 feet to a point on the East outer face of a wood fence that extends across the fronts of Units "A", "B", "C" and "D", being the point of beginning; thence continue along last described course along the center line of a wood fence, party wall and another wood fence, all common to Units "C" and "D", a distance of 67.7 feet to a point on the outer face of a wood fence that extends across the backs of Units "A", "B", "C", and "D"; thence 90 degrees left, in a southerly direction along the West outer face of said wood fence, a distance of 13.1 feet to a point on the NE corner of a storage building; thence 90 degrees right, in a westerly direction along the North outer face of said storage building, a distance of 4.1 feet to a point on the NW corner of said storage building; thence 90 degrees left, in a southerly direction along the West outer face of said storage building, a distance of 6.0 feet to a point on the SW corner of said storage building, thence 90 degrees left, in an easterly direction along the South outer face of said storage building, the center line of a wood fence, party wall and another wood fence all common to Units "B" and "C, a distance of 71.8 feet to a point on the East outer face of the wood fence that extends across the fronts of Units "A", "B", "C" and "D"; thence 90 degrees left, in a northerly direction along the East outer face of said wood fence across the front of Unit "C", a distance of 19.1 feet to the point of beginning.

JB
UB

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