

This instrument was prepared by:

(Name) _____
(Address) _____

Send Tax Notice to:

(Name) M. Kent
(Address) 1303 Elm Circle
Cahaba, AL 35007

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar (\$ 1.00) , Love and Affection 500

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Douglas M. Kent, II

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Rebecca J. Kent (Wife of Douglas M. Kent, II)

(herein described to as grantee, whether one or more), A One Half (1/2) interest in the following described real estate, situated in Shelby County, Alabama, to -wit:

LOT 15, according to the survey of Autumn Ridge, as recorded in Map Book 12, Pages 4, 5 and 6 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Mineral and mining rights excepted.

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

Inst # 1998-38425

10/02/1998-38425
09:01 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CRH 9.00

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

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this _____ day of _____, 19____.

<u>Douglas M. Kent II</u>	(Seal)	_____	(Seal)
<u>Rebecca J. Kent</u>	(Seal)	_____	(Seal)
_____	(Seal)	_____	(Seal)

STATE OF ALABAMA
COUNTY OF SHELBY

I, The Undersigned, a Notary Public in and for said County, in said State, hereby certify that Douglas M. Kent, II and wife, Rebecca J. Kent, whose names are signed to the foregoing conveyance, and whom are known to me, acknowledged before me on this date that, being informed of the contents of the conveyance, executed same as such individuals with full authority thereof, on the day same bears date.

Given under my hand and official seal this the 2nd day of October, 1998

T. S. Gannicus
Notary Public State of Alabama at Large 27 March 2001