

This instrument was prepared by

Send Tax Notice To:

Holliman, Shockley & Kelly(Name) 2491 Pelham Parkway
Pelham, AL 35124

(Address)

Barbara Sue Yeager(Name) 506 Hillsboro Lane
Helena, AL 35080

(Address)

WARRANTY DEED

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty-Three Thousand, Nine Hundred and no/100----- Dollars

to the undersigned grantor, or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Pamela Lynn Russo McCarthy, a married person

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

Barbara Sue Yeager(herein referred to as grantee, whether one or more), the following described real estate situated in
Shelby County, Alabama, to-wit:Lot 2, Block 2, according to Resurvey of Breckenridge Park, as recorded in Map
Book 9, Page 100 A & B, in the Probate Office of Shelby County, Alabama; being
situated in Shelby County, Alabama.SUBJECT TO: (1) Taxes for the year 1999 and subsequent years; (2) Easements,
restrictions, reservations, rights-of-way, limitations, covenants and conditions
of record, if any; (3) Mineral and mining rights, if any.\$ 60,700.00 of the purchase price recited above was paid from the proceeds of a
first mortgage loan executed and recorded simultaneously herewith.

The property being conveyed herein does not constitute the homestead of the grantor or her spouse.

Pamela Lynn Russo McCarthy is one and the same person as Pamela Lynn Russo.

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 the said GRANTEES, 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 noted
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 GRANTEES, 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 21st day of
January, 19 99.

(Seal)

Pamela Lynn Russo McCarthy (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

COUNTY OF SHELBY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County in said State, hereby
certify that Pamela Lynn Russo McCarthy, a married person, whose name(s) is/are signed to the
foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance,
she/he/they, executed the same voluntarily on the day the same bears date.Given under my hand and official seal, this the 21st day of January, 19 99.

Notary Public