

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of \$ 120,000.00 paid by

Tammy A. Jones, an unmarried woman
to Paul McKenzie d/b/a EMCO Contracting (hereinafter called "Grantor"), receipt whereof is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said Tammy A. Jones, an unmarried woman (hereinafter called "Grantee"), all right, title, interest and claim in or to the following described real estate lying and being situated in Shelby County, Alabama, to-wit:

Lot 31, according to the Amended Map of Shoal Creek Highlands, 2nd Sector as recorded in Map Book 16, Page 41, in the Office of the Judge of Probate of Shelby County, Alabama.

Property Address: 291 Shoal Creek Circle, Montevallo, AL 35115

Property to become the Homestead of the Grantee.
Property was not the Homestead of the Grantor.

Subject to taxes for the year 1999 and subsequent years, easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any, and mineral and mining rights, if any.

\$0.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD unto the said Grantee, its successors and assigns forever.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, express or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

This instrument is executed by the undersigned solely in the representative capacity named herein, and neither this instrument nor anything herein contained shall be construed as creating any indebtedness or obligation on the part of the undersigned in its individual or corporate capacity, and the undersigned expressly limits its liability hereunder to the property now or hereafter held by it in the representative capacity named.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s), this the 9th day of February, 1999.

Grantor

Paul McKenzie
Instance 1999-05785

STATE OF ALABAMA)
COUNTY OF SHELBY)

02/11/1999-05785
09:32 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CRN 120.50

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Paul McKenzie d/b/a EMCO Contracting 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, he/she executed the same voluntarily.

Given under my hand and official seal this 9th day of February, 1999.

[Signature]
Notary Public
Commission Expires: 12/23/00

THIS INSTRUMENT PREPARED BY:
Kevin K. Hays, P.C.
200 Canyon Park Drive
Pelham, Alabama 35124

SEND TAX NOTICES TO:
Tammy A. Jones
291 Shoal Creek Circle
Montevallo, AL 35115