

This Instrument Was Prepared By:

SEND TAX NOTICE TO:

Frank K. Bynum, Esquire
#17 Office Park Circle
Birmingham, Alabama 35223

Elizabeth Lynn Brandon
214 Meadow Croft Circle
Birmingham, AL 35242

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED FORTY SEVEN THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$147,900.00) to the undersigned grantor, DEBO CONSTRUCTION COMPANY, INC., a corporation, (herein referred to as Grantor), in hand paid by the Grantees herein, the receipt of which is hereby acknowledge, the said Grantor does by these presents, grant, bargain, sell and convey unto **ELIZABETH LYNN BRANDON**, (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of SHELBY, to-wit:

Lot 14, according to the Survey of Meadow Brook Townhomes, Phase II, 2nd Sector as recorded in Map Book 22, Page 4 A & B, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record.

\$100,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

~~\$30,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.~~

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns, forever.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, her heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, her heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, DEBO CONSTRUCTION COMPANY, INC. the said GRANTOR, by WAYNE DENARD its VICE PRESIDENT who is authorized to execute this conveyance, has hereto set its signature and seal, this 19th day of March, 1999.

DEBO CONSTRUCTION COMPANY, INC.

By: Wayne Denard
WAYNE DENARD, VICE PRESIDENT

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **WAYNE DENARD** whose name as **VICE PRESIDENT** of **DEBO CONSTRUCTION COMPANY, INC.**, a corporation, 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, he, in his capacity as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 19th day of March, 1999.

Frank K. Bynum
Notary Public

My Commission Expires: 11/20/2000
zbrandon

Inst # 1999-13062

03/29/1999-13062
02:10 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 195 56.50