

THIS INSTRUMENT PREPARED BY:

NAME: F. Brice
ADDRESS: Two Devon Sq., 744 W. Lancaster Ave.
Wayne, Pennsylvania 19087-2594

Send Tax Notice To:

Roland M. Burns
137 Dogwood Trail
Montevallo, AL 35115

STATE OF ALABAMA
COUNTY

KNOW ALL MEN BY THESE PRESENTS:

\$136,900

That in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **VINCE M. SCARBROUGH and TERESA G. SCARBROUGH, husband and wife**

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

Roland M. Burns and wife, Sarah S. Burns (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 31, according to the Survey of Park Forest Subdivision, 5th Sector, as recorded in Map Book 17, Page 91, in the Office of the Judge of Probate of Shelby County, Alabama.

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

\$139,638.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Inst # 1999-16327

04/19/1999-16327
08:42 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
04/20 9:30

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 GRANTEE(S), 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 GRANTEE(S), their heirs and assigns forever.

IN WITNESS WHEREOF I (we) have hereunto set my (our) hand(s) and seal(s), this *ninth* day of

March 19*99*

(Seal)

(Seal)

(Seal)

Vince M. Scarbrough (Seal)
Vince M. Scarbrough

(Seal)

Teresa G. Scarbrough (Seal)
Teresa G. Scarbrough

(Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, **JOHN C. EDWARDS, JR.**, a Notary Public in and for said County, in said State, hereby certify that **VINCE M. SCARBROUGH and TERESA G. SCARBROUGH, husband and wife**, 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 they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this *9TH* day of *MARCH*, A.D., 19*99*.

John C. Edwards, Jr.
Notary Public

My commission expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Nov. 16, 2001.
BOUNDED THRU NOTARY PUBLIC UNDERWRITERS.