

This instrument was prepared by:

(Name) GENE W. GRAY, JR.

(Address) 2100 SOUTHBRIDGE PARKWAY, #638
BIRMINGHAM, ALABAMA 35209

Send Tax Notice To: ARVID HAGGLUND

name

135 CAMBRIAN WAY

address

BIRMINGHAM, ALABAMA 35242

WARRANTY DEED-

STATE OF ALABAMA

COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE HUNDRED SEVEN THOUSAND AND NO/100-----

-----DOLLARS (\$107,000.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, WILLIAM T. DAY AND WIFE, DENISE E. DAY

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

(herein referred to as grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama,
to-wit:

Condominium Unit Number 135 of Cambrian Wood Condominium, a condominium according to the Declaration of Condominium Ownership of Cambrian Wood Condominium, recorded in Book 12, beginning at page 87, and amended by Misc. Book 13, page 2; Misc. Book 13, page 4 and Misc. Book 13, page 344, in the Probate Office of Shelby County, Alabama. Together with an undivided .0133124 percent interest appurtenant to said Unit in the common elements. Situated in Shelby County, Alabama.

SUBJECT TO:

AD VALOREM TAXES FOR THE YEAR 1999 AND THEREAFTER.

MANAGEMENT AGREEMENT RECORDED IN REAL 344, PAGE 958 AND MISC. VOLUME 12, PAGE 165.

DECLARATION OF CONDOMINIUM AND BY-LAWS RECORDED IN MISC. VOLUME 12, PAGE 87

AND AMENDED BY INSTRUMENT 1997-39374.

MINERAL AND MINING RIGHTS AND RIGHTS INCIDENT THERETO RECORDED IN VOLUME 310, PAGE 829.

AGREEMENT RECORDED IN RAL 1430, PAGE 294.

\$85,600.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

05/04/1999-18491
10:04 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
05/04/99

TO HAVE AND 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, against the lawful claims of all person.

IN WITNESS WHEREOF, WE have hereunto set OUR hand(s) and seal (s), this 20th day of April, 19 99

(Seal)

(Seal)

(Seal)

William T. Day (Seal)
WILLIAM T. DAY
Denise E. Day (Seal)
DENISE E. DAY (Seal)

STATE OF Virginia
Hampton COUNTY }

General Acknowledgment

I, THE UNDERSIGNED, a Notary Public in and for the said County, in said State, hereby certify that
WILLIAM T. DAY AND WIFE, DENISE E. DAY

whose name(s) ARE signed to the foregoing conveyance, and who 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 hands and official seal this 28th day of April, A.D., 19 99

Vicki D. Pinello
PRINT NAME: Vicki D. Pinello Notary Public
COMMISSION EXPIRES: OCT. 31, 2000
MY COMMISSION EXPIRES

Notary Public Commonwealth of Virginia
My Commission Expires 10/31/00