

This instrument prepared by:
John N. Randolph, Attorney
Stote & Permutt P.C.
2222 Arlington Avenue
Birmingham, Alabama 35205

Send Tax Notice to:
Gloria P. Hobbs

181 Park Place N E
Alabaster, AL 35007

WARRANTY DEED

State of Alabama

KNOW ALL MEN BY THESE PRESENTS,

Shelby County

That in consideration of One Hundred Thousand and 00/100 (\$100,000.00) Dollars to the undersigned grantors in hand paid by the Grantee herein, the receipt whereof is acknowledged, we, **Rodney D. Williams and wife, Cynthia C. Williams**, (herein referred to as grantors) do grant, bargain, sell and convey unto **Gloria P. Hobbs** (herein referred to as Grantee) the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 45, according to the Amended Map of Park Place, Fourth Addition, as recorded in Map Book 18, page 118, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Ad valorem taxes for the current tax year which grantees herein assume and agree to pay.
2. Restrictions appearing of record in instrument #1994-18321.
3. Easement(s) to Plantation Pipe Line Company as recorded in Book 196, page 649.
4. Easement(s) to American Telephone and Telegraph Company, as recorded in Book 194, page 332.
5. Right of Way granted to Alabama Power Company by instrument(s) recorded in Book 84, page 189, and Deed Book 333, page 385.
6. Right(s) of Way to Southern Natural Gas as recorded in Deed Book 88, page 557.
7. Oil, gas and mineral lease in Deed Book 322, page 3.

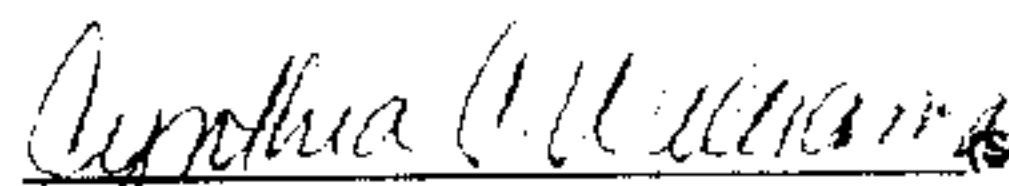
\$75,000.00 of the purchase price recited above was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD Unto the said Grantee, his/her heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEE, his/her heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, his/her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this 29th day of April, 1999.

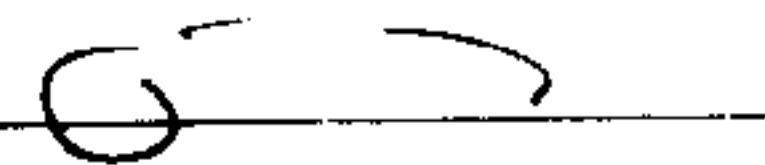

Rodney D. Williams (Seal)


Cynthia C. Williams (Seal)

STATE OF ALABAMA JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Rodney D. Williams and wife, Cynthia C. Williams, whose names 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 hand and official seal this 29th day of April, 1999.


Notary Public
Affix Seal

Inst # 1999-18560

05/04/1999-18560
12:29 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

001 HHS

33.50