

THIS INSTRUMENT PREPARED BY:

SEND TAX NOTICE TO:

THOMAS L. FOSTER, ATTORNEY
1201 NORTH 19TH STREET
BIRMINGHAM, AL 35204

Paula M. Coker
2656 Chandalar Dr.
Pellham, AL 35124

Inst # 1999-37232

WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA)
JEFFERSON COUNTY)

09/03/1999-37232
11:18 AM CERTIFIED

That in consideration of --One Hundred Fifty Two Thousand and 00/100-- (\$152,000.00) DOLLARS

to the undersigned GRANTOR (whether one or more), in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I or we,

Fran E. Smith McClain and husband, E. Lynn McClain

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

Paula M. Coker

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

Lot 129, according to the Map of Chandalar South, Second Sector, as recorded in Map Book 6, page 12, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, encumbrances, rights of way, limitations, if any, of record.,

Subject to ad valorem taxes for the current tax year.

Fran S. McClain, grantor herein is one and the same person as Fran E. Smith, grantee in deed recorded in Inst. #1994-10294.

TO HAVE AND TO HOLD to the 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, 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, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 25th day of August, 1999.

Fran E. Smith McClain (Seal)
Fran E. Smith McClain

E. Lynn McClain (Seal)
E. Lynn McClain

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Fran E. Smith McClain and husband, E. Lynn McClain whose name 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 25th day of August, 1999.

[Signature]
Notary Public