

Send Tax Notice to:
Brandy N. Henley
124 Timberleaf Circle
Alabaster, Alabama 3500

THIS INSTRUMENT WAS PREPARED BY:
V. Edward Freeman, II
Stone, Patton, Kierce & Freeman
118 N. 18th Street
Bessemer, Alabama 35020

Inst # 1999-37605

09/08/1999-37605
09:09 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

002 NMS

16.00

WARRANTY DEED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY)

That in consideration of FIVE THOUSAND AND 00/100 in cash and Assumption of Mortgage in the amount of \$86,538.01 to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I, LAURA A. UNDERWOOD, a single person (herein referred to as grantor, whether one or more), do grant, bargain, sell and convey unto BRANDY N. HENLEY (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 7, according to the Survey of Timberleaf Townhomes, as recorded in Map Book 21, Page 31, in the Probate Office of Shelby County, Alabama.
Minerals and mining rights excepted.

Subject to:

- (1) Taxes for the year 1999 and subsequent years not yet due and payable.

This property is subject to mortgage to Regions Mortgage, Inc. filed for record in Inst. # 1997-07740 in the Probate Office of Shelby County, Alabama. The Grantee herein, as a part of the consideration for this conveyance, assumes the mortgage and assumes and agrees to pay the indebtedness thereby secured on the terms and in the manner therein specified.

This deed prepared without benefit of a title search with information furnished by Grantee.

TO HAVE AND TO HOLD to the said grantee, her heirs and assigns forever.

And I do for myself and for my heirs, executors and administrators covenant with the said grantee, her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated

above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said grantee, her heirs and assigns forever, against the lawful claims of all persons.

Laura A. Underwood is one and the same person as Laura Ann Underwood, grantee in that certain deed of record in Inst. # 1997-07739.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 6th day of August, 1999.

 (Seal)
Laura A. Underwood

STATE OF ALABAMA)
JEFFERSON COUNTY)

GENERAL ACKNOWLEDGMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Laura A. Underwood, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 6th day of August, 1999.


Notary Public

My Commission Expires: 4-8-2001

Inst # 1999-37605

09/08/1999-37605

09:09 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

002 HNS

16.00