

This instrument was prepared by:

(Name) GENE W. GRAY, JR.

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

Send Tax Notice To: ELSBETH A. TUCCARONE
name

4539 CAYCE LANE

address

HOOVER, ALABAMA 35244

WARRANTY DEED-

STATE OF ALABAMA
Jefferson

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

09/20/1999-39317

NOTARY PUBLIC - AM - CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

That in consideration of ONE HUNDRED NINETY ONE THOUSAND AND NO HUNDRED DOLLARS (\$191,000.00) to the undersigned grantor (whether one or more), in hand paid by the grantee hereon, the receipt whereof is acknowledged, I or we, KURT DIETRICH AND WIFE, JEAN E. DIETRICH

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto ELVBETH A. TUCCARONE

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

LOT 11, ACCORDING TO THE SURVEY OF SANDPIPER TRAIL SUBDIVISION, SECTOR II, AS RECORDED IN MAP BOOK 12, PAGE 44, 45, 46 AND 47, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

AD VALOREM TAXES FOR THE YEAR 1999 AND THEREAFTER.

BUILDING SETBACK LINES AND EASEMENTS AS SHOWN ON RECORDED MAP.

RESERVATION OF MINERAL AND MINING RIGHTS IN THE INSTRUMENT RECORDED IN DEED BOOK 186, PAGE 357 AND DEED BOOK 225, PAGE 385.

EASEMENT AGREEMENTS AS RECORDED IN MISC. BOOK 1, PAGE 534 AND REAL BOOK 24, PAGE 565.

TRANSMISSION LINE PERMIT TO ALABAMA POWER COMPANY AS RECORDED IN MAP BOOK 207, PAGE 399.

EASEMENT TO ALABAMA POWER COMPANY AND SOUTH CENTRAL BELL AS RECORDED IN REAL BOOK 207, PAGE 397.

COVENANTS, CONDITIONS, AND RESTRICTIONS AS SET FORTH IN INSTRUMENT RECORDED IN REAL BOOK 340, PAGE 499.

\$152,800.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

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, 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 person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal (s), this 17th day of September, 19 99


JEAN E. DIETRICH (Seal)
(Seal)
(Seal)


KURT DIETRICH (Seal)
BY: 
JEAN E. DIETRICH AS ATTORNEY
IN FACT FOR KURT DIETRICH (Seal)

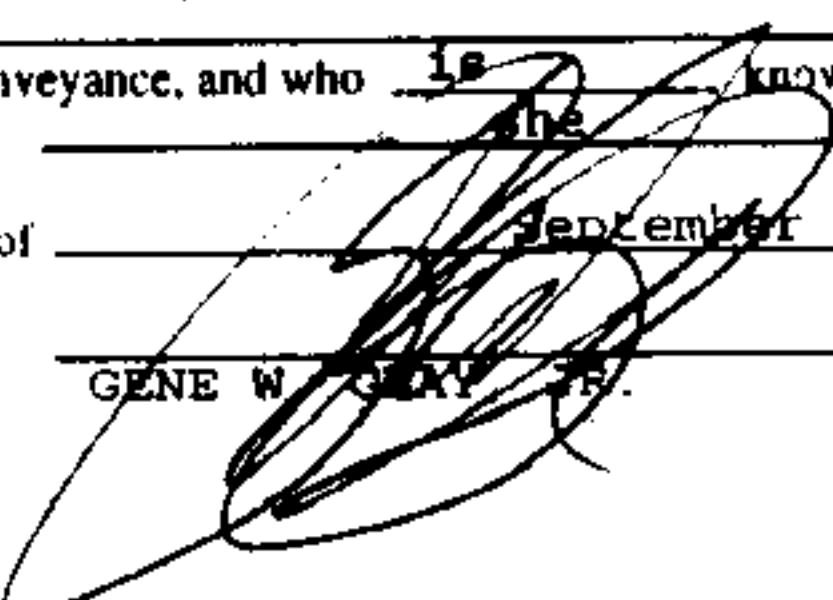
STATE OF ALABAMA
Jefferson COUNTY

General Acknowledgment

I, GENE W. GRAY, JR., a Notary Public in and for the said County, in said State, hereby certify that

JEAN E. DIETRICH whose name(s) 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 hands and official seal this 17th day of September, A.D., 19 99


GENE W. GRAY, JR.

Notary Public

Inst # 1999-39317

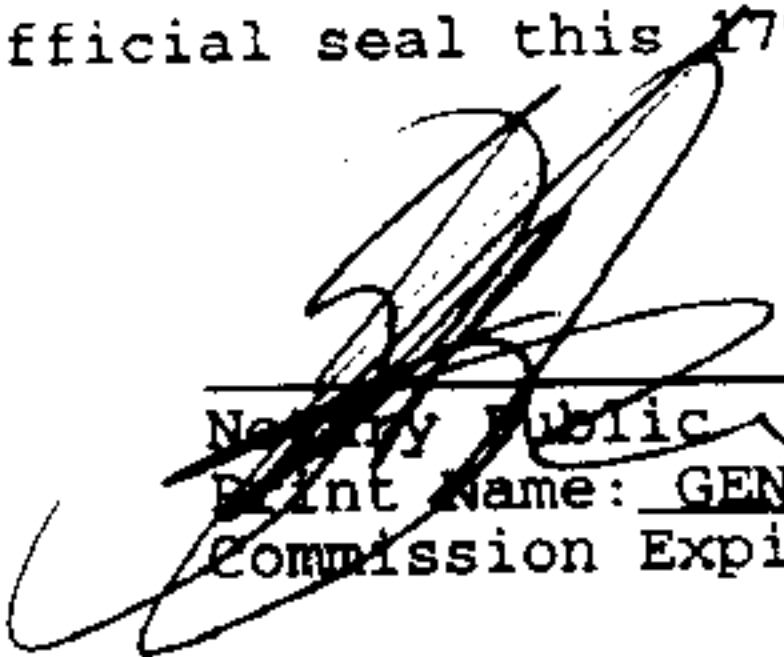
09/20/1999-39317
11:50 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
\$9.50
002 C11

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **JEAN E. DIETRICH** whose name as Attorney in Fact for **KURT DIETRICH** under that certain Durable Power of Attorney recorded on 9/20/1999 in 1999-39316

in the Probate Office of SHELBY County, Alabama, is signed to the foregoing instrument and is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she, in her capacity as such Attorney in Fact, executed the same voluntarily for and as the act of **KURT DIETRICH** on the day the same bears date.

Given under my hand and official seal this 17TH day of SEPTEMBER, 1999.


Notary Public

Print Name: GENE W. GRAY, JR.

Commission Expires: 11/09/02