

This instrument was prepared by

HARRISON, CONWILL, HARRISON & JUSTICE

P. O. Box 557
Columbiana, Alabama 35051

WARRANTY DEED

STATE OF ALABAMA
Shelby

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Dollar & assumption of mortgage to Fox Mortgage, Inc. dated 2/10/97 recorded in Inst. # 1997-04782, said mortgage having been assigned to Bank of America by instrument dated 2/10/97, recorded in Inst. # 1997-04783 in the Probate Office of Shelby County, AL. to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Christopher P. Clark

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

Tina Marie Bailey

(herein referred to as grantee, whether one or more), the following described real estate, situated in

Shelby

County, Alabama, to-wit:

Lot 3 according to Briarwood Subdivision, First Sector, as shown by map recorded in Map Book 5, Page 23, in the Probate Office of Shelby County, Alabama.

Grantee's address:

104 Pinetree Circle
Columbiana, Alabama 35051

Inst # 1999-42538

10/13/1999-42538
01:46 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HWS 9.00

TO HAVE AND TO 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 said grantee, his, her or 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 stated 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, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we) have hereunto set my (our) hand(s) and seal(s) this _____ day of October, 19 99.

(SEAL)

Christopher P. Clark

(SEAL)

(SEAL)

(SEAL)

(SEAL)

STATE OF Alabama

Shelby

COUNTY

General Acknowledgment

a Notary Public in and for said County.

I, the undersigned authority,
in said State, hereby certify that **Christopher P. Clark**

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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1st day of October, A.D. 19 99

Debra Y. Dauder
Notary Public

Conwill & Justice