

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Hwy. 280E, Suite 290E
Birmingham, AL 35223

SEND TAX NOTICE TO:
JAMES H. ESTES

1728 Wingfield Circle
Birmingham, AL 35242

STATE OF ALABAMA}
SHELBY COUNTY}

WARRANTY Deed

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **THREE HUNDRED TWENTY-FIVE THOUSAND AND 00/100 DOLLARS** (\$325,000.00) to the undersigned grantor or grantors, **CHARLES D. HARRELL and wife WILMA C. HARRELL**, (herein referred to as Grantors, whether one or more), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTORS do grant, bargain, sell, and convey unto **JAMES H. ESTES** (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY County, Alabama:

Lot 840, according to the Map and Survey of Brook Highland, 8th Sector, 2nd Phase, as recorded in Map Book 16, Page 96 A and B, in the Probate Office of Shelby County, Alabama.

Subject to:
Ad valorem taxes for 2000 and subsequent years not yet due and payable until October 1, 2000.
Existing covenants and restrictions, easements, building lines, and limitations of record.

TO HAVE AND TO HOLD Unto 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 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, and 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/we have hereto set my/our hand(s) and seal(s), this the 8th day of December, 1999.

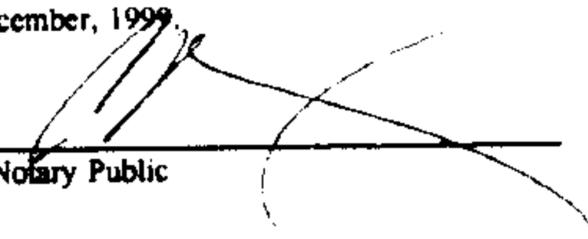

CHARLES D. HARRELL


WILMA C. HARRELL

STATE OF ALABAMA}
JEFFERSON COUNTY}

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that **CHARLES D. HARRELL and WILMA C. HARRELL**, 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 the 8th day of December, 1999.


Notary Public

My Commission Expires: 6/5/03

Inst # 1999-50945

12/17/1999-50945
11:03 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CJI 333.50

CLAYTON T. SWEENEY, ATTORNEY AT LAW