

WARRANTY DEED

SEND TAX NOTICE TO:
John M. Dasis, Jr.
205 Broadmoor Circle
Alabaster, AL 35007

THE STATE OF Alabama
COUNTY OF Jefferson }

THIS WARRANTY DEED, made and entered into on this, the 3rd day of January, 2000, by and between Jubil J. Van Horn and Constance C. Van Horn, husband and wife, as parties of the first part, and John M. Dasis, Jr.

as part y of the second part;

WITNESSETH: That the said parties of the first part, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), cash in hand paid by the said part y of the second part, and other good and valuable considerations, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said party of the second part

the following described real estate, situated in the County of Shelby, State of Alabama, to-wit:

Lot 444, according to the Survey of Weatherly Broadmoor Abbey - Sector 25, as recorded in Map Book 21, page 1, in the Probate Office of Shelby County, Alabama.

TO HAVE AND HOLD the tract or parcel of land above described, together with all and singular the rights, privileges, tenements, appurtenances and improvements thereunto belonging or in anywise appertaining unto the said part y of the second part.

\$169,600.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

AND THE SAID parties of the first part hereby covenant with and represent unto the said part y of the second part, his heirs and assigns, that they are seized in fee of the above described property, that they have a good and lawful right to sell and convey the same; that the same is free from encumbrances EXCEPT for ad valorem taxes for the year 2000 which are due and payable October 1, 2000 and that they will forever warrant and defend the title to the same and the possession thereof unto the said part y of the second part, his heirs and assigns, against the lawful claims and demands of all persons whomsoever, EXCEPT as to the aforesaid taxes.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set our hands and seals on the day and year first above written.

Jubil J. Van Horn

(Seal)

Constance C. Van Horn

(Seal)

THE STATE OF Alabama
COUNTY OF Jefferson }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Jubil J. Van Horn and Constance C. Van Horn, husband and wife 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 seal this the 3rd day of January, 2000

Notary Public

My Commission Expires August 5, 2000

Prepared by: Cheryl Malotky, (612) 941-0280, 10125 Crosstown Circle, Eden Prairie, MN 55344

Inst # 2000-00761

01/07/2000-00761

10:23 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 NMS 51.00