

SEND TAX NOTICE TO: THOMAS CHRIS BRAKEFIELD
3021 RIVERROOD TERRACE
BIRMINGHAM, ALABAMA

WARRANTY DEED

STATE OF ALABAMA,
SHELBY COUNTY.

KNOW ALL MEN BY THESE PRESENTS, that in consideration of \$92,900.00 and other valuable considerations to the undersigned GRANTOR or GRANTORS in hand paid by the GRANTEE(S) herein, the receipt whereof, is hereby acknowledged we, **TONY FIORE, A MARRIED MAN**, (herein referred to as GRANTOR(S)), do hereby GRANT, BARGAIN, SELL and CONVEY unto **THOMAS CHRIS BRAKEFIELD, AN UNMARRIED MAN**, (herein referred to as GRANTEE(S)), their heirs and assigns, the following described real estate, situated in the County of SHELBY, and State of Alabama, to-wit:

LOT B, BLOCK 16, ACCORDING TO THE SURVEY OF RIVERWOOD, FIFTH SECTOR, AS RECORDED IN MAP BOOK 8, PAGE 121, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

TOGETHER WITH AN UNDIVIDED 1/106TH INTEREST IN THE COMMON AREA AS SET FORTH IN THE DECLARATIONS RECORDED IN MISC. VOLUME 39, PAGE 880

\$88,255.00 of the purchase price received above was paid from a first purchase money mortgage loan closed simultaneously herewith.


Subject to easements, restrictive covenants and ad valorem taxes of record.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), their heirs and assigns FOREVER.

And GRANTOR(S) do covenant with the said GRANTEE(S), their heirs and assigns, that they have lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrances, except as hereinabove provided, that they have a good right to sell and convey the same to the GRANTEE(S), their heirs and assigns, and that GRANTOR(S) will WARRANT AND DEFEND the premises to the said GRANTEE(S), their heirs and assigns forever, the lawful claims and demands of all persons, except as hereinabove provided.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 31st day of January, 2000

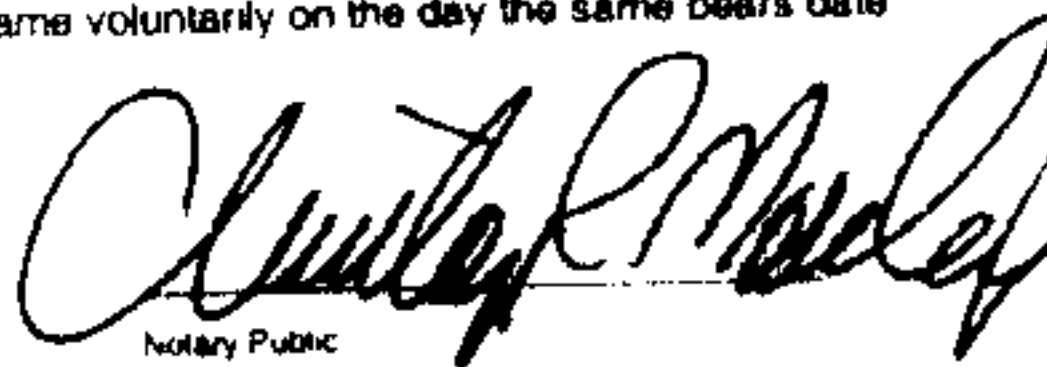
WITNESS:

 (L.S.)
TONY FIORE

(L.S.)

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said State hereby certify that TONY FIORE, A MARRIED MAN, whose name(s) 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 official seal this 31st day of January, 2000


Notary Public
My commission expires

MY COMMISSION EXPIRES OCTOBER 27, 2001

Prepared by
MOSELEY & ASSOCIATES, P.C.
3800 COLONNADE PARKWAY, SUITE 630
BIRMINGHAM, AL 35243

Inst # 2000-03409

02/03/2000-03409
10:19 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
CQ1 CJS 13.50