

This document prepared by:  
John A. Gant  
200 Office Park Drive, Suite 210  
Birmingham, Alabama 35223

Send tax notice to:  
James C. and Susan K. Stembridge  
2205 Vanessa Drive  
Birmingham, Al. 35242

**GENERAL WARRANTY DEED**

STATE OF ALABAMA )  
SHELBY COUNTY )

Inst # 2000-05604  
02/23/2000-05604  
10:29 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 NWS 58.00

KNOW ALL PERSONS BY THESE PRESENTS:

That in consideration of Two Hundred Thirty Five Thousand and 00/100 Dollars (\$235,000.00) to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, RICHARD W. ATCHISON and JOANNE H. ATCHISON, Husband and Wife, (herein referred to as GRANTORS) do grant, bargain, sell and convey unto JAMES COLEMAN STEMBRIDGE and SUSAN KAY STEMBRIDGE (herein referred to as GRANTEES), as joint tenants with rights of survivorship, the following described real estate situated in Shelby County, Alabama:

- Lot 5, according to the amended Map of Altadena Woods, Fourth Sector, as recorded in Map Book 19, Page 128, in the Probate Office of Shelby County, Alabama.

One Hundred Eighty Eight Thousand Dollars and 001/00 (\$188,000.00) is from a purchase money first mortgage which is given simultaneously with the granting of this deed.

Subject to all matters of public record including, but not limited to, easements, restrictions, covenants, and/or rights of way. Also subject to any and all matters visible by a survey. Title to mineral and mining rights is not warranted herein.

And we do for ourselves and for our executor and administrator covenant with said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that we have a good right to sell and convey the same as aforesaid, and that we will and our heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

Dated this the 18<sup>th</sup> day of February, 2000.

  
GRANTOR: RICHARD W. ATCHISON

  
GRANTOR: JOANNE H. ATCHISON

STATE OF ALABAMA)  
COUNTY OF SHELBY)

I, John A. Gant, a Notary Public in and for said County, in said State, hereby certify that RICHARD W. ATCHISON and JOANNE H. ATCHISON 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 18<sup>th</sup> day of February, 2000.

  
NOTARY PUBLIC: JOHN A. GANT  
My commission expires: 10/20/2001

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