

Send Tax Notice To:
WILLIE B. COURTHERS, JR.
144 Grande Club Drive
Alabaster, AL 35114
Customer File No.: 2723-00-0020

Safetrans File No.: 170311

WARRANTY DEED

THE STATE OF Alabama
COUNTY OF Shelby }

148,100

THIS WARRANTY DEED, made and entered into on this, the 6th day of August, 1999, by and between Joel Keith Singletary and Allison Latham Singletary, husband and wife, as part s of the first part, and WILLIE B. COURTHERS, JR.

as part ___ of the second part:

WITNESSETH: That the said part s 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 ___ 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 as by these presents give, grant, bargain, sell, convey and confirm unto the said part ___ of the second part

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

Lot 23, according to the Survey of Grande View Estates, Givianpour Addition to the Alabaster, as recorded in Map Book 20, page 111, 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 ___ of the second part,

AND THE SAID part ___ of the first part hereby covenants with and represents unto the said part ___ of the second part, his heirs and assigns, that he has 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 ___ 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 part s of the first part have hereunto set their hands and seals on the day and year first above written.

Joel Keith Singletary (Seal)
Joel Keith Singletary

Allison Latham Singletary (Seal)
Allison Latham Singletary

THE STATE OF Alabama
COUNTY OF TUSCALOOSA }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Joel Keith Singletary and Allison Latham Singletary, 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, did executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 6th day of August, 1999.

Travis Simpson (Seal)
Notary Public My Commission Expires 8-18-2001

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

Inst # 2000-07078

03/06/2000-07078
10:43 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE