

THIS INSTRUMENT PREPARED BY:
BURDETTE, WOOLLEY & BURDETTE, ATTORNEYS AT LAW
1930 EDWARDS LAKE ROAD, SUITE 128
BIRMINGHAM, ALABAMA 35230

SEND TAX NOTICE TO:
DOUGLAS W. MARTIN
7924 WYNWOOD LANE
HELENA, ALABAMA 35080

WARRANTY DEED

"TITLE NOT EXAMINED BY PREPARER OF THIS DEED"

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY-THREE THOUSAND AND NO/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we

BRIAN E. ROHLING, A SINGLE MAN

(herein referred to as GRANTOR one or more) do grant, bargain, sell and convey unto

DOUGLAS W. MARTIN

(herein referred to as GRANTEE, whether one or more) the following described real estate situated in
SHELBY County, Alabama to-wit:

LOT 208 ACCORDING TO THE SURVEY OF WYNHAM WILKERSON SECTOR, PHASE II, AS RECORDED IN MAP BOOK 23, PAGE 117, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO EASEMENTS, RESTRICTIONS AND RESERVATIONS OF RECORD.

THE GRANTEE HEREBY AGREES TO PAY AND ASSUME THAT CERTAIN MORTGAGE TO COUNTRYWIDE HOME LOANS, INC. DATED JULY 29, 1998, IN THE ORIGINAL PRINCIPAL AMOUNT OF \$87832.00 RECORDED ON AUGUST 4, 1998 IN INSTRUMENT 1998-29640 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA. SAID MORTGAGE HAVING A PRESENT BALANCE OF \$86110.51.

Inst # 2000-20459

06/19/2000-20459
01:35 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MS 101.50

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 the said GRANTEES, 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; that I (we) will and my (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.

IN WITNESS WHEREOF, I/WE have hereunto set MY/OUR hand(s) and seal(s), this 15TH day of JUNE, 2000

(Seal)

(Seal)

Brian E. Rohling (Seal)
BRIAN E. ROHLING

(Seal)

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify **BRIAN E. ROHLING, A SINGLE MAN**, whose name(s) IS/ARE signed to the foregoing conveyance, and who IS/ARE known to me, acknowledged before me on this day, that being informed of the contents of the conveyance HE/SHE/THEY executed the same voluntarily on the day the same bears date

Given under my hand and official seal this 15TH day of JUNE, 2000

[Signature]
Notary Public
My commission expires: 3/6/2003