

CONSIDERATION: \$127,500.00  
MORTGAGE LOAN AMOUNT: \$125,813.00

990657

WARRANTY DEED

This instrument was prepared by:  
William Howard Boyles  
Attorney At Law  
P.O. Box 50392, Dallas, Texas 75250

Send Tax Notice to:

JOHN E. JOHNSON  
107 IVY CIRCLE  
PELHAM, AL 35124

STATE OF ALABAMA  
SHELBY

KNOW ALL MEN BY THESE PRESENTS:

COUNTY:

That in consideration of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable consideration, to the undersigned grantor (s) in hand paid by the grantee (s) herein, the receipt whereof is hereby acknowledged, I or we,

Phillip O. McDuff and Maridy McDuff  
107 Ivy Circle, Pelham, AL 35124

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey to

JOHN E. JOHNSON & TERESA M. JOHNSON

whose address is 107 IVY CIRCLE, PELHAM, AL 35124

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

PLEASE SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART OF

Subject to easement, restrictions, agreements and outstanding oil, gas and minerals rights and leases of record, if any.

TO HAVE AND TO HOLD to the said Grantee, grantee's heirs and assigns forever. And Grantor does for itself, and for grantor's heirs, executors and administrators, covenant with the said grantee, grantee's heirs and assigns that grantor is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that grantor has a good right to sell and convey the same as aforesaid; that grantor will and grantor's heirs, executors and administrators shall warrant and defend the same to the said grantee, grantee's 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 15<sup>th</sup> day of June, 2000.

Phillip O. McDuff (SEAL)  
Phillip O. McDuff  
Maridy W. McDuff (SEAL)  
MARIDY W. MCDUFF (SEAL)

STATE OF Illinois  
COUNTY OF DePaul

I, Kathleen Edison hereby certify Phillip O. McDuff and Maridy McDuff, has signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/they executed the same voluntarily on the day the same bears date. Given under my hand this 15<sup>th</sup> day of June, A.D. 2000.

My Commission expires:

2-22-04

Kathleen Edison  
Notary Public



Inst # 2000-22091

07/06/2000-22091  
10:00 AM CERTIFIED  
COUNTY CLERK OF PEKIN  
ILL CH 10.00

**EXHIBIT A**

**THAT CERTAIN PROPERTY DESCRIBED AS FOLLOWS:**

**LOT 80, ACCORDING TO THE SURVEY OF IVY BROOK, PHASE TWO, FIRST ADDITION, AS RECORDED  
IN MAP BOOK 19, PAGE 35, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.**

**Inst. # 2000-22091**

**07/05/2000-22091  
10:00 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
SHE C/1 12.00**