

THE PREPARER OF THIS INSTRUMENT HAS NOT REVIEWED THE STATUS OF THE TITLE TO THIS PROPERTY AND HAS ACTED SOLELY AS THE DRAFTER OF THIS INSTRUMENT

This instrument was prepared by:
Kendall W. Maddox
Law Offices of Kendall W. Maddox
300 Office Park Drive, Suite 160
Birmingham, Alabama 35223

Send Tax Notice To:
Julia Vinson
228 Snake Hill Road
Trussville, Alabama 35173

WARRANTY DEED \$5,000

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we.

DAVID H. VINSON AND WIFE, JULIE H. VINSON

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

JULIA H. VINSON, A MARRIED WOMAN

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

Lot No. 1, according to Map of the 1974 Addition of Shelby Shores, Phase II, as recorded in Map Book 6, Page 33, in the Probate Office of Shelby County, Alabama. ALSO THE FOLLOWING LAND: Begin at the Easternmost corner of Lot 1, according to 1974 Addition to Shelby Shores, Phase II, as recorded in Map Book 6, Page 33, in said Probate Office of Shelby County, Alabama, and the West right-of-way line of Fowler Lane; thence run Northwest along the Northeastern line of said Lot 1, a distance of 322.50 feet to the Pool line of Lay Lake; thence turn an angle of 91 deg. 45 min. 13 sec. to the right and run a distance of 33.00 feet; thence turn an angle of 94 deg. 04 min. 05 sec. to the right and run a distance of 325.19 feet to the point of beginning. Situated in Shelby County, Alabama. Subject to taxes, restrictions, rights-of-way, exceptions, conditions and easements of record.

The above described property does not constitute any part of the homestead of Grantor or Grantor's spouse.

TO HAVE AND TO HOLD to the said grantee, his, her or their successors and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE, his, her or their successors 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 GRANTEE, his, her or their successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 29th day of June, 2000.

Julia H. Vinson

David H. Vinson

STATE OF ALABAMA)
JEFFERSON COUNTY)

GENERAL ACKNOWLEDGEMENT:

I, Jennifer Q. Griffin, a Notary Public in and for said County, in said State, hereby certify that David H. Vinson and Julie H. Vinson, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this date, that, being informed of the contents of the conveyance has/have executed the same voluntarily on the day the same bears date.

Given my hand and official seal this 29th day of June, 2000.

Jennifer Q. Griffin

Notary Public
My Commission Expires: 10/3/2002

Inet • 2000-22115
07/05/2000-22115
10:34 AM CERTIFIED
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ON THE 11.30