

WARRANTY DEED

This Instrument Was Prepared By:

SEND TAX NOTICE TO:

Frank K. Bynum, Esquire
#17 Office Park Circle
Birmingham, Alabama 35223

Diane Hendon Withers
303 Heath Drive
Birmingham, AL 35242

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY)

That in consideration of ONE HUNDRED AND NO/100 DOLLARS (\$100.00), and other good and valuable considerations, to the undersigned Grantor in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **LOIS R. MANCINI AND JOHN P. MANCINI, CO-TRUSTEES OF TRUST U/W ELOISE SCHWAB RODRIQUEZ**, (herein referred to as Grantor) does grant, bargain, sell and convey unto **DIANE HENDON WITHERS** (herein referred to as Grantee) the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Unit 303, in Cambrian Wood Condominium, located in Shelby County, Alabama, as established by Declaration of Condominium, By-Laws and Amendments thereto as recorded in Misc. Book 12, Page 87, in the Probate Office of Shelby County, Alabama, and amended in Misc. Book 13, Page 2; Misc. Book 13, Page 4 and Misc. Book 13, Page 344, in the said Probate Office; together with an undivided interest in the common elements as set forth in said declaration as recorded in Map Book 6, Page 62, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set back lines, right of ways, limitations, if any, of record.

TO HAVE AND TO HOLD unto the said Grantee, her heirs and assigns, forever.

And I do for myself and for my heirs, executors, and administrators covenant with said Grantee, her heirs and assigns, that I am lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall, warrant and defend the same to the said Grantee, her heirs, and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 21st day of July, 2000.

TRUST U/W ELOISE SCHWAB RODRIQUEZ

Lois R. Mancini Co-Trustee
LOIS R. MANCINI, CO-TRUSTEE
John P. Mancini Co-Trustee
JOHN P. MANCINI, CO-TRUSTEE

Province
STATE OF BC
COUNTY OF Vancouver
City

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Lois R. Mancini and John P. Mancini, Co-Trustees of Trust u/w Eloise Schwab Rodriguez, 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, in their capacity as such co-trustees and with full authority, executed the same voluntarily for Trust u/w Eloise Schwab Rodriguez.

Given under my hand and official seal this the 21 day of July, 2000.

Patricia D. Wright
Notary Public

PATRICIA D. WRIGHT
Notary Public
600-1112 WEST PENDER ST.
VANCOUVER, B.C. V6E 2S1
602-8988

My Commission Expires:

Permanent Commission

Inst # 2000-25222

07/27/2000-25222
11:50 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CJ1 95.00