

Value
\$141,278.00

tax 141.50
fee 11.00
\$ 152.50

SEND TAX NOTICE TO:

Charles A. and Joy E. Daugherty
2029 Shandwick Terrace
Birmingham, AL 35242

STATE OF ALABAMA)
)
SHELBY COUNTY)

GENERAL WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations to the undersigned, **JOY E. DAUGHERTY, a married woman (formerly known as JOY T. TROTT, an unmarried woman)** (hereinafter referred to as the "Grantor"), in hand paid by **CHARLES A. DAUGHERTY, JR. and JOY E. DAUGHERTY, as tenants in common**, (hereinafter referred to as the "Grantee"), the receipt of which is hereby acknowledged, the said Grantor does by these presents grant, bargain, sell and convey unto the said Grantee all of its right, title, and interest in and to that certain real estate situated in Shelby County, Alabama, (the "Property"):

Lot 3, according to the Survey of Greystone, 1st Sector, Phase V, as recorded in Map Book 16, Page 62, in the Probate Office of Shelby County, Alabama.

Subject to easements and restrictions of record.

NOTE: This warranty deed has been prepared without the benefit of a current survey, title examination or title binder and all instructions contained herein have been provided by the Grantor.

TO HAVE AND TO HOLD unto the said GRANTEE, in fee simple forever, and to the successors of such forever, together with every contingent remainder and right of reversion.

The Grantor does individually and for the heirs, executors, and administrators of the Grantor covenant with said Grantee and the successors of the Grantee, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the said premises; that the Grantor and the heirs, executors, and administrators of the Grantor shall warrant and defend the said premises of the Grantee and the heirs and assignees of the Grantee forever against the lawful claims of all persons.

Inst # 2000-31269

09/11/2000-31269
11:47 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CJ1 152.50

IN WITNESS WHEREOF, the said Grantor has hereto set its hand and seal on this the 31st day of August, 2000.

Joy E Daugherty
Joy E. Daugherty (formerly known as Joy T. Trott)

STATE OF ALABAMA)
)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Joy E. Daugherty (formerly known as Joy T. Trott), whose name is signed to the foregoing instrument and who is known to me, acknowledged before me on this day, that being informed of the contents of said instrument, she, as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal on this the 31st day of August, 2000.

Melissa Lee Banks
NOTARY PUBLIC
My Commission Expires: 07-22-04

This Instrument Prepared By:

R.F. (Ben) Stewart III
Dempsey, Steed & Stewart, P.C.
100 RiverPoint Corporate Center
Suite 205
Birmingham, Alabama 35243

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