

THIS INSTRUMENT WAS PREPARED BY:  
Richard W. Theibert, Attorney  
NAJJAR DENABURG, P.C.  
2125 Morris Avenue  
Birmingham, Alabama 35203

SEND TAX NOTICE TO:  
Ashley J. Deloge  
109 Meadowcroft Circle  
Birmingham, AL 35242

Inst # 2000-35079  
10/06/2000-35079  
09:39 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
003 CJ1 18.50

GENERAL WARRANTY DEED

THE STATE OF ALABAMA )  
COUNTY OF SHELBY ) : KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty-Six Thousand Nine Hundred and No/100, (\$136,900.00) DOLLARS, in hand paid to the undersigned, Kimberly M. Colvert, and spouse, Anthony Colvert, and Patricia R. Mize, a married woman, (hereinafter referred to as "GRANTORS"), by Ashley J. Deloge, a single man, (hereinafter referred to as "GRANTEE"), the receipt of which is hereby acknowledged, the said GRANTORS do by these presents, grant, bargain, sell and convey unto GRANTEE the following described real estate, located and situated in Shelby County, Alabama, to wit:

The Southwesterly 20.45 feet of Lot 9 and Northeasterly 0.55 feet of Lot 10, according to the Survey of Meadow Brook Townhomes, as recorded in Map Book 10, Page 2, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the year,2001.
2. 20 foot utility easement along the rear property line, as shown on recorded map.
3. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges, immunities and release of damages relating thereto, as recorded in Deed Book 66, Page 34 and Deed Book 28, Page 581.
4. Restrictions and covenants as set out in Book 23, Page 621.
5. Right of way granted to Alabama Power Company by instrument recorded in Book 75, Page 649 and Book 105, Page 844.
6. Sewer easement and connection agreement in Book 58, Page 365.
7. Declaration of covenants, conditions and restrictions in Book 81, Page 323.
8. Monument for dedication for sewer to Cahaba Water Renovation Systems, Inc. in Book 81, Page 352.
9. Agreement with Alabama Power Company for underground residential distribution, as recorded in Book 89, Page 976.
10. Terms, agreements and right of way to Alabama Power Company as recorded in Book 89, Page 979.
11. Articles of Incorporation of Meadow Brook Townhomes Association, Inc. in Book 30, Page 905.
12. Rights of owners of property adjoining property in and to the joint or common rights in building situated on said lots, such rights include but are not limited to roof, foundation, party walls, walkway and entrance.

KIMBERLY M. COLVERT is one and the same person as the KIMBERLY A. MIZE recited in that Deed recorded in the Probate Office of Shelby County, Alabama, reflecting the same above mentioned legal description.

"NO PART OF THE REAL PROPERTY CONVEYED HEREIN CONSTITUTES THE HOMESTEAD OF THE GRANTOR, PATRICIA R. MIZE, NOR THAT GRANTOR'S SPOUSE".

\$135,780.00 of the purchase price recited above was paid from the proceeds of a purchase money mortgage executed simultaneously with delivery of this deed.

TO HAVE AND TO HOLD to the said GRANTEE, his heirs and assigns forever.

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

GRANTEE understands that acceptance of this deed constitutes acceptance of all of the terms, conditions and obligations of all protective covenants and restrictions as set out herein above.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 29th day of September, 2000.

Kimberly M. Colvert (SEAL)  
Kimberly M. Colvert  
GRANTOR

Anthony J. Colvert (SEAL)  
Anthony Colvert  
GRANTOR

Patricia R. Mize (SEAL)  
Patricia R. Mize  
GRANTOR

Ashley J. Deloge (SEAL)  
Ashley J. Deloge  
GRANTEE

THE STATE OF ALABAMA )  
:  
COUNTY OF JEFFERSON )

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Kimberly M. Colvert and spouse, Anthony Colvert and Patricia R. Mize, a married woman, 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 executed the same voluntarily on the day the same bears date.

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

  
\_\_\_\_\_  
NOTARY PUBLIC  
My commission expires:      **My Commission Expires May 21, 2004**

THE STATE OF ALABAMA )  
:  
COUNTY OF JEFFERSON )

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Ashley J. Deloge, a single man, whose name is signed to the foregoing conveyance as GRANTEE, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

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

  
\_\_\_\_\_  
NOTARY PUBLIC  
My commission expires: **My Commission Expires May 21, 2004**

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