

This instrument was prepared by:
James W. Fuhrmeister
1300 Corporate Drive
Birmingham, Alabama 35242

Send Tax Notice:
Thomas E. Powell
5448 Hickory Ridge Dr
B'Ham, Alabama 35242

Inst # 2000-39714

Warranty Deed, Joint Tenants with Right of Survivorship

State of Alabama
Shelby County

Know All Men By These Presents,

That in consideration of Two Hundred Seventy Thousand Dollars (\$270,000.00) and other good and valuable consideration

to the undersigned grantor or grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we,

Steven W. Wiseman and wife, Lee M. Wiseman

herein referred to as grantors) do grant, bargain, sell and convey to

Thomas E. Powell and wife, Tara C. Powell

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 91, according to the Amended Map of Hickory Ridge Subdivision, as recorded in Map Book 11 Page 79n the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to existing easements, restrictions, current taxes, set-back lines, rights of way, limitations, if any, of record.

\$216,000.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I we are lawfully seized in fee simple for 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 aforesaid; that we will any our heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, we have hereunto subscribed their name on this the 13th day of November, 2000.



Steven W. Wiseman



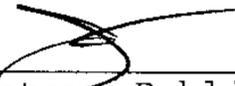
Lee M. Wiseman

11/16/2000-39714
09:02 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CJ1 68.00

THE STATE OF ALABAMA
Shelby County

I, the undersigned, Notary Public in and for said County, in said State, hereby certify that Steven W. Wiseman and his wife, Lee M. Wiseman, whose name 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 of office this the 13th day of November, 2000.



Notary Public

Commission Expires 5/21/03

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