

This form provided by
SHELBY COUNTY ABSTRACT & TITLE CO., INC.
P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax (205) 669-3130

SEND TAX NOTICE TO:
(Name) Larry W. McGiboney

(Address) 4763 Lime Village Dr
Lake Al. 35216

This instrument was prepared by: MIKE T. ATCHISON
P. O. Box 822
Columbiana, AL 35051

Form 1-1-27 Rev. 4/99

WARRANTY DEED - Stewart Title Insurance Corporation of Houston, Texas

STATE OF ALABAMA

SHELBY

COUNTY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Sixty Six Thousand and no/100

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Eunice Armstrong Cleeland and husband, Robert Wayne Cleeland

(herein referred to as grantor, whether one or more), bargain, sell and convey unto Larry W. McGiboney

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

Lot 7, according to the Survey of Shelby Shores, 1977 Addition, as recorded in Map Book 7, Page 87, in the Office of the Judge of Probate Of Shelby County, Alabama.

Subject to taxes for 2001 and subsequent years, easements, restrictions, rights of way and permits of record.

\$43,500.00 of the above recited purchase price was paid from a mortgage recorded simultaneously herewith.

Inst # 2001-07426

03/05/2001-07426
09:54 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
001 CJI 33.50

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

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

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 28th day of February, 2001.

(Seal)

(Seal)

(Seal)

Eunice Armstrong Cleeland

(Seal)

Eunice Armstrong Cleeland

(Seal)

Robert Wayne Cleeland

(Seal)

Robert Wayne Cleeland

STATE OF ALABAMA
Shelby COUNTY

General Acknowledgement

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Eunice Armstrong Cleeland and Robert Wayne Cleeland, whose name s are signed to the foregoing conveyance 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 28th day of February, A.D., 2001.

My Commission Expires: 10/16/04

Notary Public