

SEND TAX NOTICES TO:

JENNIFER W. BEALL
113 CHADWICK DR.
HELENA, AL 35080

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of One Hundred Thirty-Nine Thousand Nine Hundred and no/100 Dollars (\$139,900.00) and other good and valuable consideration to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged **CHERI K. WHALEY**, a married woman, (herein referred to as "Grantor"), hereby grants, bargains, sells, and conveys unto **JENNIFER W. BEALL**, (herein referred to as "Grantee"), the following described real estate situated in Shelby County, Alabama, to wit:

Lot 38, according to the Survey of Chadwick, Sector One, as recorded in Map Book 17, Page 52, in the Probate Office of Shelby County, Alabama.

Subject to all easements, restrictions, covenants, rights of way of record; taxes for 2001 and subsequent years not yet due and payable.

\$137,989.00 of the purchase price recited herein was paid from the proceeds of a mortgage loan closed simultaneously herewith.

The property described herein is not the homestead of the Grantor, Cheri K. Whaley, nor of her spouse.

TO HAVE AND TO HOLD the described premises to Grantee, her heirs and executors, successors and assigns forever.

AND THE GRANTOR does for her heirs and executors, successors and assigns, covenant with said Grantee, her heirs and executors, successors and assigns, that Grantor is lawfully seized in fee simple of the premises, that they are free from all encumbrances, unless otherwise noted above, that Grantor has good right to sell and convey the same as aforesaid, and that Grantor will and her heirs, executors, successors and assigns shall warrant and defend same to said Grantee, her heirs and executors, successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor has signed and sealed this Deed on the 28th day of February, 2001.

Cheri K. Whaley
(GRANTOR) Cheri K. Whaley

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Cheri K. Whaley, 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 this instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 28th day of February, 2001.

NOTARY PUBLIC Anne R. Strickland
My Commission Expires: 5/11/01

THIS INSTRUMENT PREPARED BY:
Anne R. Strickland, Attorney at Law
5330 Stadium Trace Parkway, Suite 250
Birmingham, AL 35244

Inst. # 2001-07580
03/05/2001-07580
01:58 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
not call 13.00