

STATE OF ALABAMA ()
COUNTY OF SHELBY ()

WARRANTY DEED

THIS INDENTURE, made and entered into on this the 9th day of March, 2001, by and between ROBERT H. POLLARD and LORI W. POLLARD, husband and wife, and MARJORIE W. POLLARD, an unmarried person, as Grantors; and ROBERT H. POLLARD, LORI W. POLLARD and MARJORIE W. POLLARD, as Grantees;

WITNESSETH:

For and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), cash, the receipt of which is hereby acknowledged, the said Grantors have granted, bargained and sold and do by these presents grant, bargain, sell and convey unto the said Grantees, as tenants in common, the following described property situated, lying and being in the County of Shelby and State of Alabama, to-wit:

Lot 46, according to the Map of Southern Pines, 5th Sector, as recorded in Map Book 9, Page 106, in the Probate Office of Shelby County, Alabama.

GE
13
RS

SUBJECT, HOWEVER, TO: any and all easements, reservations, restrictions, rights-of-way heretofore filed for record which affect said property; all mineral and mining rights heretofore reserved and not owned by Grantor; any and all rights of parties in possession, variation in area or in measurements, boundary line disputes, roadways, unrecorded servitudes or easements, any matters not of record including lack of access which would be disclosed by an accurate survey and inspection of the property, and easements or other uses of subject property not visible from the surface.

TO HAVE AND TO HOLD together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantees, their heirs and assigns, as tenants in common.

The said Grantors covenant and agree with the said Grantees that they are seized of an indefeasible estate in fee simple of said property, and that the Grantors have the lawful right to sell and convey the same in fee simple; that the said property is free from encumbrances, and that the Grantors will forever warrant and defend the title to the same and the possession thereof unto the said Grantees, their heirs and assigns, against the lawful claims and demands of all persons whatsoever.

03/15/2001-09321
01:28 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 MEL 19.51

Inst # 2001-09321

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals on this the day, month and year first hereinabove written.

Robert H. Pollard (SEAL)
ROBERT H. POLLARD

Lori W. Pollard (SEAL)
LORI W. POLLARD

Marjorie W. Pollard (SEAL)
MARJORIE W. POLLARD

STATE OF ALABAMA ()
COUNTY OF JEFFERSON ()

I, the undersigned, a Notary Public in and for said State and County, hereby certify that ROBERT H. POLLARD and LORI W. POLLARD, husband and wife, 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 SEAL on this the 9th day of March, 2001.

Janice H. Pollard
Notary Public
My Commission Expires: Nov. 5, 2003
NOTARY PUBLIC STATE OF ALABAMA AT-LARGE
MY COMMISSION EXPIRES NOV. 5, 2003
BONDED THRU NOTARY PUBLIC UNDERWRITERS

STATE OF ALABAMA ()
COUNTY OF JEFFERSON ()

I, the undersigned, a Notary Public in and for said State and County, hereby certify that MARJORIE W. POLLARD, an unmarried person, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND SEAL on this the 9th day of March, 2001.

Janice H. Pollard
Notary Public
My Commission Expires: Nov. 5, 2003
NOTARY PUBLIC STATE OF ALABAMA AT-LARGE
MY COMMISSION EXPIRES NOV. 5, 2003
BONDED THRU NOTARY PUBLIC UNDERWRITERS

This Instrument Was Prepared By:
GAMBLE, GAMBLE & CALAME, LLC
Attorneys at Law
Post Office Box 345
Selma, Alabama 36702-0345

[The preparation of this document does not constitute an examination of title as to the property described herein. The above attorneys have made no such title examination unless reflected by separate documents signed by such attorneys.]

GRANTEE'S ADDRESS:

4944 Sussex Road

Birmingham, Alabama 35242

Inst # 2001-09321

03/15/2001-09321
01:28 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE
003 MEL 19.50