

Send Tax Notice To:  
Denise A. Woodham  
2933 Riverwood Terrace  
Birmingham, Alabama

This instrument was prepared by:  
James W. Fuhrmeister  
ALLISON, MAY, ALVIS, FUHRMEISTER,  
KIMBROUGH & SHARP, L.L.C.  
P. O. Box 380275  
Birmingham, AL 35238

Inst # 2001-21691

## WARRANTY DEED

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

THAT IN CONSIDERATION OF One Hundred Three Thousand and 00/100 (\$103,000.00) and other good and valuable consideration to the undersigned Grantors in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, **Brian Scott Keith and Jessica Andriulli Keith, husband and wife**, (herein referred to as Grantors, whether one or more) do grant, bargain, sell and convey unto **Denise A. Woodham, a married woman**, (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Lot B, Block 19 according to the Amended Map of Riverwood, 4<sup>th</sup> Sector, as recorded in Map Book 8, page 136, in the Probate Office of Shelby County, Alabama

TOGETHER WITH an undivided interest in the common area for each lot as set forth in Declaration recorded in Misc. Book 39, page 880 in the Probate Office of Shelby County, Alabama.

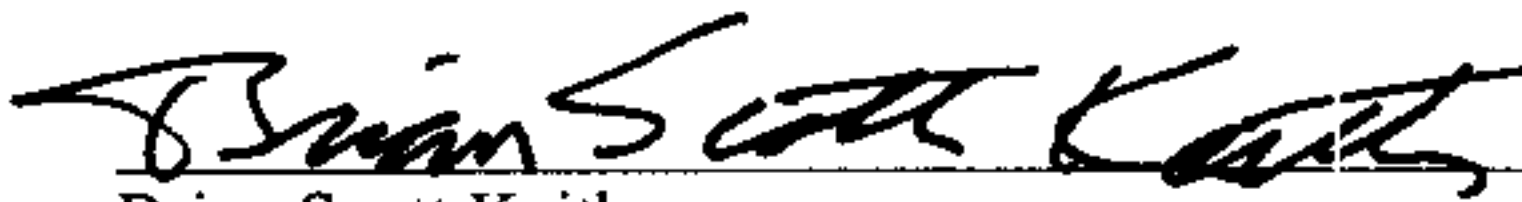
Subject to:

1. Taxes and assessments for the year 2001 and subsequent years, which are not yet due and payable.
2. Mineral and mining rights excepted.
3. Existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

TO HAVE AND TO HOLD unto the said Grantee her heirs and assigns, forever.

And we do for ourselves and for our heirs, executors, personal representatives and administrators covenant with said Grantee, her 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 personal representatives and administrators shall, warrant and defend the same to the said Grantee, her heirs, and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 25th day of May, 2001.

  
Brian Scott Keith

  
Jessica Andriulli Keith

STATE OF ALABAMA    )

COUNTY OF SHELBY    )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Brian Scott Keith and Jessica Andriulli Keith, 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 date the same bears date.

Given under my hand and official seal, this the May 25th, 2001.

  
Notary Public

My commission expires:

5/21/03

05/30/2001-21691

07:02 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE  
001 CJI 114.00