

Send tax notice to:
James Edward Coyle, IV
Tracy L. Coyle
2303 Buckingham Place
Helena, AL 35080

This instrument prepared by:
Stewart National Title, Inc.
3595 Grandview Parkway
Suite 350
Birmingham, AL 35243

STATE OF ALABAMA

COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty-Eight Thousand and no/100 Dollars (\$138,000.00), in hand paid to the undersigned, James E. McMillon, an unmarried man, (hereinafter referred to as the "Grantor") by James Edward Coyle, IV and wife, Tracy L. Coyle, (hereinafter referred to as the "Grantees"), the receipt and sufficiency of which is hereby acknowledged, the Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants, with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 20, according to the Survey of Harbor Towne, as recorded in Map Book 13, Page 74, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2001.
2. setback lines, easements, covenants, conditions and restrictions, rights-of-way, and reservations of record.
3. Oil, gas and minerals and all other subsurface interests in, to or under the land herein described.

(\$118,000.00 of the purchase price was paid from a mortgage loan closed simultaneously with delivery of this deed.)


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TO HAVE AND TO HOLD unto the Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantor does for himself, his heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that he is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that he has a good right to sell and convey the same as aforesaid; and that he will, and his heirs, executors, administrators and assigns shall, warrant and defend the same to the said Grantees, their heirs, executors, and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 25th day of May, 2001.


James McMillon

STATE OF ALABAMA

)


:

JEFFERSON COUNTY

)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that James McMillon, an unmarried man, 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 the instrument, he executed the same voluntarily on the day the same bears date.

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


Notary Public

[NOTARIAL SEAL]

My Commission expires: 1-21-2004

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