

SEND TAX NOTICE TO:
William V. McKnight, Jr.
305 St. Charles Way
Helena, Alabama 35080

This instrument was prepared by
Frank Steele Jones
Sexton, Cullen & Jones, P.C.
3021 Lorna Road, Suite 310
Birmingham, Alabama 35216

WARRANTY DEED

State of Alabama)
) KNOW ALL MEN BY THESE PRESENTS:
Shelby County)

That in consideration of **One Hundred Eighteen Thousand Five Hundred and No/100 Dollars (\$118,500.00)**, and other good and valuable considerations to the undersigned Grantors, in hand paid by the Grantees herein, the receipt whereof is hereby acknowledged, **Matthew M. Taylor, and wife Deborah Cowen Taylor** (herein referred to as the "Grantors", whether one or more), grant, bargain, sell and convey unto **William V. McKnight, Jr., an unmarried man** (herein referred to as the "Grantee"), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 33, according to the Survey of St. Charles Place, Phase Three, Sector 2, as recorded in Map Book 21, page 119, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to ad valorem taxes for the year 2001, and subsequent years, easements, restrictions, covenants, rights of way, and limitations of record.

Deborah Cowen Taylor and Deborah Cowen are one and the same person, title to said property being held in the name of Deborah Cowen.

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

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

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 12th day of June, 2001.

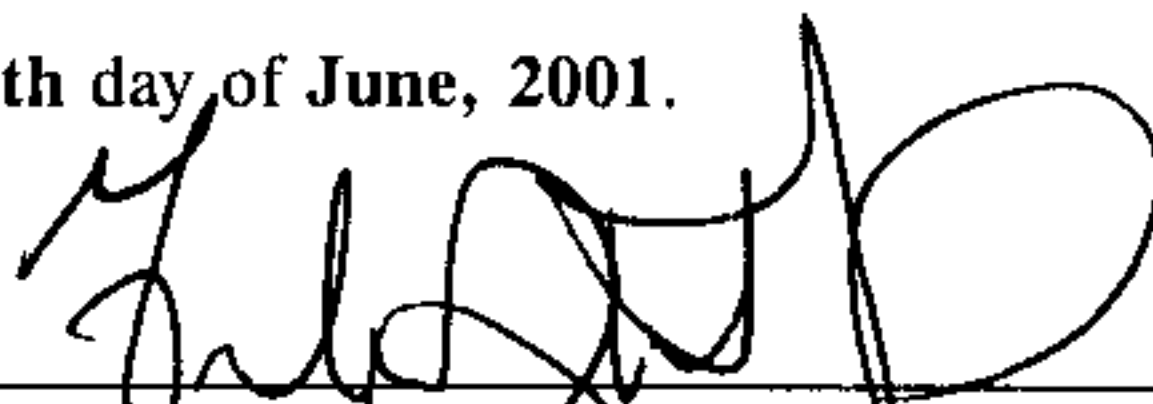
 (Seal)
Matthew M. Taylor

 (Seal)
Deborah Cowen Taylor by Matthew M. Taylor
as her Attorney in Fact

State of Alabama)
) General Acknowledgment
Jefferson County)

I, **Frank Steele Jones**, a Notary Public in and for said County, in said State, hereby certify that **Matthew M. Taylor, and Matthew M. Taylor as Attorney in Fact for Deborah Cowen Taylor**, whose name(s) 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 as their act on the day the same bears date.

Given under my hand and official seal this 12th day of June, 2001.


Notary Public
My Commission Expires: 3/14/03

ATTY FILE NO#: 01-1214-56
LOAN NO#:

Inst # 2001-24372

06/14/2001-24372
09:08 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MB 129.50