

WARRANTY DEED

THE STATE OF ALABAMA
 COUNTY OF SHELBY }

(\$158,900.00) Dollars

THIS WARRANTY DEED, made and entered into on this, the 1st day of JUNE, 2001, by and between William Thomas Edwards and Amanda Cris Edwards, husband and wife, as part y of the first part, and Scott Donze and Tina B. Donze

as part y of the second part;

WITNESSETH: That the said part y of the first part, for and in consideration of the sum of TEN AND NO/100 DOLLARS (\$10.00), cash in hand paid by the said part y of the second part, and other good and valuable considerations, the receipt of which is hereby acknowledged, has this day given, granted, bargained, sold, conveyed and confirmed and does by these presents give, grant, bargain, sell, convey and confirm unto the said part y of the second part

the following described real estate, situated in the County of Shelby, State of Alabama, to-wit:

Lot 7, according to the Survey of Dearing Downs, Tenth Addition, as recorded in Map Book 14, page 86 A & B, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

TO HAVE AND HOLD the tract or parcel of land above described, together with all and singular the rights, privileges, tenements, appurtenances and improvements thereunto belonging or in anywise appertaining unto the said part y of the second part,

\$ 154,000.00 of the purchase price recited above was
 paid from a mortgage loan closed simultaneously herewith.

AND THE SAID part y of the first part hereby covenant s with and represent s unto the said part y of the second part, their heirs and assigns, that they are seized in fee of the above described property; that they have a good and lawful right to sell and convey the same; that the same is free from encumbrances EXCEPT for ad valorem taxes for the year 2001 which are due and payable October 1, 2001 and that they will forever warrant and defend the title to the same and the possession thereof unto the said part y of the second part, their heirs and assigns, against the lawful claims and demands of all persons whomsoever, EXCEPT as to the aforesaid taxes.

IN WITNESS WHEREOF, the said part y of the first part has hereunto set their hand s and seal s on the day and year first above written.

 (Seal)
 William Thomas Edwards


 (Seal)
 Amanda Cris Edwards

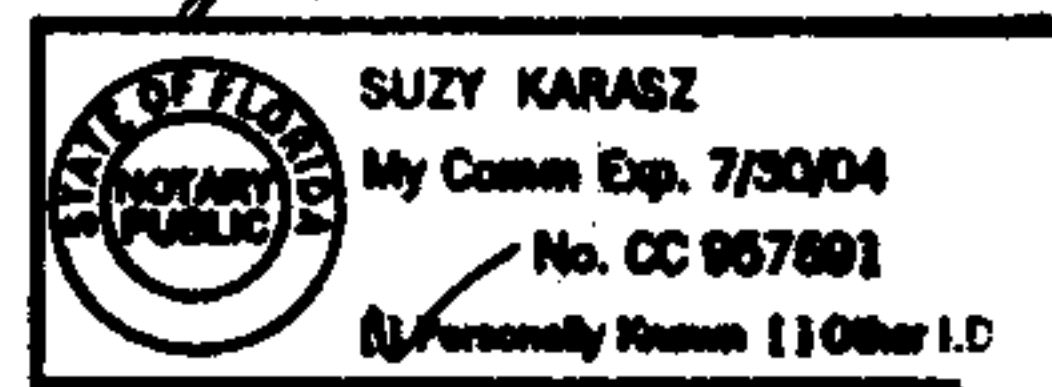
07/10/2001-28532
 09:46 AM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 002 CJ1 19.00

THE STATE OF FLORIDA }
COUNTY OF MANATEE

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that William Thomas Edwards MARRIED (fill in marital status) 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, _____ executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 6TH day of JUNE, 2001.


 Suzy Karasz (Seal)
Notary Public

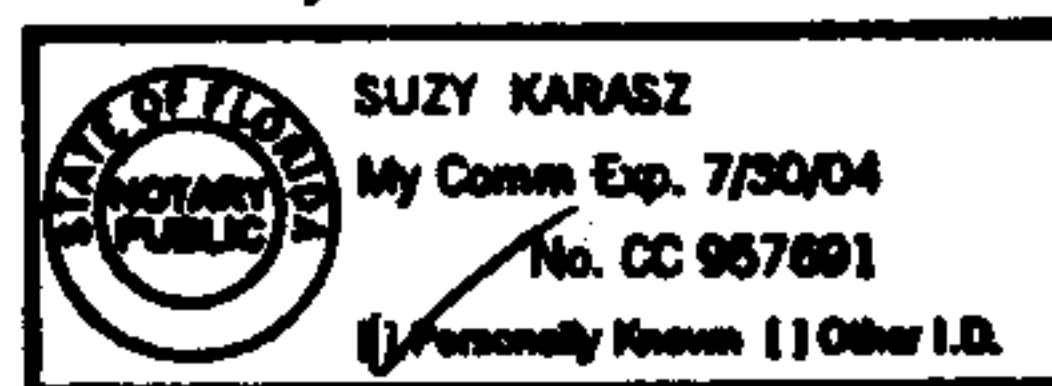


THE STATE OF FLORIDA }
COUNTY OF MANATEE

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Amanda Cris Edwards MARRIED (fill in marital status) 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, _____ executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 6TH day of JUNE, 2001.

 Suzy Karasz (Seal)
Notary Public



Prepared by: Sue Wandersee, (952) 941-0280, 10125 Crosstown Circle, Suite 380, Eden Prairie, MN 55344

Inst # 2001-28532

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