

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Hwy. 280E, Suite 390E
Birmingham, AL 35223

SEND TAX NOTICE TO:
Spratlin Construction Company, Inc.
901 Hidden Ridge
Chelsea, AL 35043

Inst # 2001-39231

STATE OF ALABAMA}
SHELBY COUNTY}

Warranty Deed

395,926.60

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **Ten Dollars DOLLARS** (\$10.00) to the undersigned grantor or grantors, **William F. Spratlin, a married man**, (herein referred to as Grantors, whether one or more), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTORS do grant, bargain, sell, and convey unto **Spratlin Construction Company, Inc.** (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY County, Alabama:

Exhibit "A" is attached hereto and made a part hereof

Subject to:

Ad valorem taxes for 2001 and subsequent years not yet due and payable until October 1, 2001.
Existing covenants and restrictions, easements, building lines, and limitations of record.

\$245,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

The property conveyed herein does not constitute the homestead of the Grantor or his spouse.

TO HAVE AND TO HOLD Unto the said GRANTEE his, her or their heirs and assigns, forever..

And I/we do for myself/ourselves, and for my/our heirs, executors and administrators, covenant with said GRANTEE their heirs and assigns, that I am/we are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that I/we have a good right to sell and convey the same as aforesaid, and that I/we will and my/our heirs, executors and administrators shall warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I/we have hereto set my/our hand(s) and seal(s), this the 6th day of September, 2001.


William F. Spratlin

STATE OF ALABAMA}
JEFFERSON COUNTY}

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that William F. Spratlin, 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, he, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this the 6th day of September, 2001.


Notary Public

My Commission Expires: 6/5/03

09/12/2001-39231
09:24 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CH 165.00

CLAYTON T. SWEENEY, ATTORNEY AT LAW

EXHIBIT A
LEGAL DESCRIPTION

All that part of the NW 1/4 of the NW 1/4 of Section 21, Township 20 South, Range 1 East, Shelby County, Alabama, lying west of Shelby County Road 55.

Also, The East 1/2 of the Northeast 1/4 of section 20, Township 20 South, Range 1 East, Shelby County, Alabama.

All being situated in Shelby County, Alabama.

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