

Send tax notice to:
Geraldyn C. Murphree
3619 Stratford Lane
Birmingham, AL 35224
35242

This instrument prepared by:
James R. Moncus, Jr.
Attorney at Law
1313 Alford Avenue
Birmingham, AL 35226

STATE OF ALABAMA
SHELBY COUNTY

WARRANTY DEED

Inst # 2001-34699

08/15/2001-34699
01:35 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
63.00
002 MSB

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Forty-Five Thousand Dollars and 00/100 (\$245,000.00), in hand paid to the undersigned, Roger D. Largin, and wife, Susan Largin (hereinafter referred to as the "Grantor") by Geraldyn C. Murphree (hereinafter referred to as the "Grantee"), the receipt and sufficiency of which is hereby acknowledged, the Grantor does, by these presents, grant, bargain, sell, and convey unto the Grantee ~~the following described real estate situated in Shelby County, Alabama, to-wit:~~ the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 38, according to the Survey of Meadow Brook, 5th Sector, First Phase, as recorded in Map Book 8, Page 109, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2001.
2. All restrictions, easements, Rights of parties in possession, encroachments, liens for services, labor, or materials, taxes or special assessments, building lines.
3. Easements, Encroachments, rights of ways, building set back lines, as shown on recorded plat.

\$196,000.00 of the purchase price was paid from a mortgage loan closed simultaneously with delivery of this deed.

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

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

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 31st day of July, 2001.

This instrument is being re-recorded to correct the grantee clause to provide for only one grantee as shown instead of two which was erroneously provided in the original instrument; previously recorded

Roger D. Largin
Roger D. Largin

Susan Largin
Susan Largin

10/18/2001-45136
12:31 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MEL 15.00

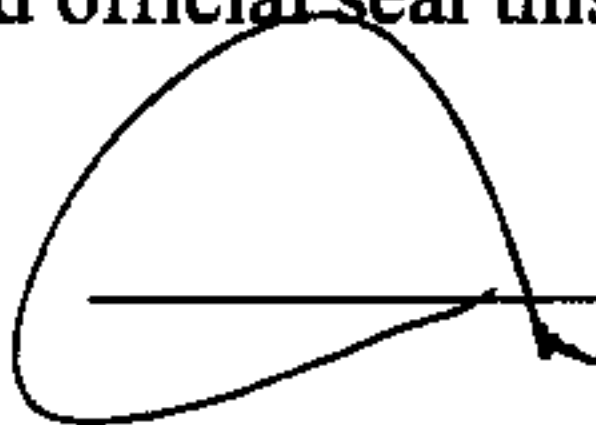
Inst # 2001-45136

STATE OF ALABAMA
JEFFERSON COUNTY

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I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Roger D. Largin, and wife, Susan Largin, whose names are signed to the foregoing instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 31st day of July, 2001.



Notary Public

[NOTARIAL SEAL]

My Commission expires: 02-23-04

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