

This Instrument Was Prepared By:
John R. Holliman, Esq.
2491 Pelham Parkway
Pelham, Alabama 35124

STATE OF ALABAMA
COUNTY OF SHELBY

\$123,000.00
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Ten and no/100 (\$10.00) Dollars to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, Gladys Spring, a single woman, the surviving grantee of deed recorded in 1994-31579 in Shelby County, the other grantee George W. Spring having died on or about Sept. 10, 1995 (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto Edward O. Sullivan, Jr., a single man, (hereinafter referred, the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 52 according to the Survey of Dearing Downs 9th Addition Phase I as recorded in Map Book 11, Page 87, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

\$116,850.00 was paid from first mortgage recorded herewith.

Grantee's address: 1926 Omaha Drive
Helena, AL 35080

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTOR does for herself, her successors and assigns covenants with the said GRANTEE, his heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and her heirs and assigns shall, warrant and defend the same to the said GRANTEE, their heirs and

11/02/2001-47303
10:48 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CH 20.50

Inst # 2001-47303

assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I has hereunto set my hand and seal on this the 30th day of OCTOBER, 2001.

Gladys Spring
Gladys Spring

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Gladys Spring, a single woman, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 30th day of OCTOBER, 2001.

James Allame
Notary Public

My Commission Expires:
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: MARCH 12, 2005

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