

This instrument was prepared by:

(Name) William H. Halbrooks
(Address) #1 Independence Plaza, Suite 704
Birmingham, Alabama 35209

Send Tax Notice To: Mohammad A. Marashinia
name
211 Ivy Brook Trail
address
Pelham, Alabama 35124

WARRANTY DEED-

STATE OF ALABAMA

Jefferson COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Forty-Seven Thousand, Six Hundred and no/100-(\$147,600.00) Dollars
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I
or we, James R. Noles and wife, Monica G. Noles

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto
Mohammad A. Marashinia

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama,
to-wit:

Lot 37, according to the Survey of Ivy Brook, Phase Two, First Addition,
as recorded in Map Book 19, Page 35, in the Probate Office of Shelby
County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$ 140,125.00 of the purchase price recited above was
paid from a mortgage loan closed simultaneously herewith.

Inst # 2001-47353

11/02/2001-47353
12:45 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 CH 18.50

TO HAVE AND HOLD to 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 the said GRANTEES,
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; that I (we) will and my (our)
heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against
the lawful claims of all person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal (s), this 25th
day of October, 192001.

_____(Seal)

_____(Seal)

_____(Seal)

James R. Noles (Seal)
James R. Noles

Monica G. Noles (Seal)
Monica G. Noles

STATE OF ALABAMA }
Jefferson COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify that
James R. Noles and Monica G. Noles
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
on the day the same bears date.

Given under my hands and official seal this 25th day of October, A.D., 192001.

William H. Halbrooks
William H. Halbrooks Notary Public