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Shelby Cnty Judge of Probate, AL
11/05/2001 10:03:55 FILED/CERTIFIED

46,560.00

DEED

This instrument was prepared by
Steven R Sears
655 Main Street, BX Four
Montevallo, AL 35115+0004
telephone: 665-1211
without benefit of title evidence.

Please send tax notice to:

Shelby County Habitat for Humanity, Inc.
BX 270
Helena, AL 35080

State of Alabama)
County of Shelby)

Know all men by these presents, that in consideration of forty-six thousand, five hundred sixty and 00/100 dollars, the proceeds of a mortgage executed simultaneously herewith, to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, Shelby County Habitat for Humanity, Inc., an Alabama Nonprofit Corporation, of BX 270, Helena, AL 35080, does grant, bargain, sell, and convey unto Michael Lee Gilbert and wife Walanda Renée Gilbert, of 45 New Hope Drive, Montevallo, AL 35115, the following described real estate situated in Shelby County, Alabama, to-wit:

A house and lot at 45 New Hope Drive, Montevallo, AL 35115, more particularly described as Lot 7, New Hope Village, according to a survey drawn by Robert J Black, Jr., Ala PLS 17268, of Sain Associates, Inc on 16 September 1998, approved by the Montevallo Planning Commission and City Engineer, and recorded in map Book 24, page 89 (folder 598) of the Shelby County Alabama Probate records on 23 September 1998 at Instrument 1998:37156.

The conveyed property forms no part of the homestead of the grantor hereof. Each grantor has other property which does form homestead.

Subject to the Covenants of New Hope Village recorded in the Shelby County Alabama Probate records at instrument #1998:37840 on 29 September 1998.

Source of title: A warranty deed from Richard G Anderson and Terry Arnold to grantor herein, executed 28 August 1997 and recorded on September 3, 1997 at instrument #1997:28083 in the Shelby County Alabama Probate Records.

During such time as the property described herein is used for a purpose for which assistance under the Housing Opportunity Program Extension Act of 1996, PL 104-120, was provided or for another purpose involving the provision of similar services or benefits, then no person having an interest in this property shall refuse service for or accommodation or other benefits to any person with respect to the property on account of a person's race, color or national origin or otherwise engage in discrimination

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conduct of any kind on account of a person's race, color, or national origin with respect to the property. This covenant shall run with the land.

To have and to hold to the said grantees, their heirs and assigns forever, together with every contingent remainder and right of reversion.

Shelby County Habitat for Humanity, Inc, the said grantor, does for itself, its successors and assigns, covenant with the said grantees, their heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall warrant and defend the same to the said grantees, their heirs and assigns forever, against the lawful claims of all persons.

In witness whereof, the said grantor, by Robert Powers, its president, who is authorized to execute this conveyance, hereto sets its signature and seal, this 02 November 2001.

Witness:

Robert F. Powers

Robert F. Powers (Seal)
Shelby County Habitat for Humanity, Inc., by
Robert Powers, its President

Attest:

Ken Jones
Ken Jones, Secretary

State of Alabama)
County of Shelby)

I, the undersigned notary public for the State of Alabama at Large, hereby certify that Robert Powers, whose name as President of Shelby County Habitat for Humanity, Inc., an Alabama nonprofit corporation, and Ken Jones, whose name as secretary of Shelby County Habitat for Humanity, Inc., an Alabama nonprofit corporation, are signed to the foregoing conveyance, and who are (made) known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they, as such officers and with full authority, executed the same voluntarily on the day the same bears date for and as the act of said corporation. Given under my hand and official seal this 02 November 2001.

Steve Seane
Notary public

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My Notarial Commission Expires March 7, 2002
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