

Send Tax Notice To:
Richard Horbelt and
Judy Horbelt
315 Willow Crest Lane
Birmingham, Alabama 35244

This instrument was prepared by:
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Inst # 2002-14842
03/29/2002-14842
01:04 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
004 CH 67.50

WARRANTY DEED
by
PERSONAL REPRESENTATIVE
and
DEVISEES
of
THE ESTATE EULA JOSEPHINE McCARTNEY, DECEASED

STATE OF ALABAMA)
COUNTY OF JEFFERSON) KNOW ALL MEN BY THESE PRESENTS

That in consideration of Two Hundred Twenty One Thousand and no/100 (\$221,000.00) and other good and valuable consideration to the undersigned, the receipt whereof is hereby acknowledged, the undersigned, Terry Joseph McCartney, as Personal Representative of the Estate of Eula Josephine McCartney, Deceased, Probate Court Case Number 42-065, and Sydney Porter McCartney, a married person, and Terry Joseph McCartney, a married person, individually and as Devisees Under the Will of Eula Josephine McCartney, Deceased, (herein referred to as GRANTORS) do grant, bargain, sell and convey unto Richard Horbelt and wife, Judy Horbelt (herein referred to as GRANTEES) as joint tenants with rights of survivorship, the real estate situated in Shelby County, Alabama and more fully described as follows:

Lot 12, Block 1, according to the Amended May of Southlake Crest, 2nd Sector, as recorded in Map Book 19, Page 14, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions, covenants and rights of way of record.

The foregoing property is not nor ever has been the homestead of the Grantors herein or Grantors' spouses.

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

And Terry Joseph McCartney, as Personal Representative of the Estate of Eula Josephine McCartney, Deceased, Probate Court Case Number 42-065, and Sydney Porter McCartney, and Terry Joseph McCartney, as Devisees Under the Will of Eula Josephine McCartney, Deceased, do covenant with the said Grantees, their heirs and assigns, that Terry Joseph McCartney, as Personal Representative of the Estate of Eula Josephine McCartney, Deceased, Probate Court Case Number 42-065, and Sydney Porter McCartney, and Terry Joseph McCartney, as Devisees Under the Will of Eula Josephine McCartney, Deceased are lawfully seized in fee simple of said premises; that they are free from encumbrances, unless otherwise noted above; that Terry Joseph McCartney, as Personal Representative of the Estate of Eula Josephine McCartney, Deceased, and Sydney Porter McCartney, and Terry Joseph McCartney, as Devisees Under the Will of Eula Josephine McCartney, Deceased have a good right to sell and convey the same as aforesaid; that the Estate will 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 undersigned have hereto set his hand and seal this 22nd day of March, 2002.

Estate of Eula Josephine McCartney,
Deceased

By: Terry Joseph McCartney [SEAL]
Terry Joseph McCartney
as Personal Representative

Sydney Porter McCartney [SEAL]
Sydney Porter McCartney, individually
and as Devisee

by Terry Joseph McCartney as attorney in fact

Terry Joseph McCartney [SEAL]
Terry Joseph McCartney, individually and
as Devisee

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Terry Joseph McCartney**, as Personal Representative of the Estate of Eula Josephin McCartney, Deceased, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he, in his capacity as such Personal Representative and with full authority, executed the same voluntarily for and as the act of said Eula Josephine McCartney, Deceased, on the same that bears date.

Given under my hand and official seal this the 22nd day of March, 2002.

[NOTARY SEAL]

J. W. Sam
NOTARY PUBLIC
My commission expires: 8-27-04

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Terry Joseph McCartney**, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the foregoing instrument, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 22nd day of March, 2002.

[NOTARY SEAL]

J. W. Sam
NOTARY PUBLIC
My Commission Expires: 8-27-04

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a notary public in and for said County, in said State, hereby certify that **Sydney Porter McCartney** whose name is signed by **Terry Joseph McCartney** as Agent and Attorney-in-Fact for **Sydney Porter McCartney**, pursuant to the certain Limited Durable Power of Attorney, signed 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/she, in his/her capacity as Agent/Attorney-in-Fact for **Sydney Porter McCartney** pursuant to that certain Limited Durable Power of Attorney, and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 22nd day of March, 2002.



NOTARY PUBLIC:

My Commission Expires: 9.27.04

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Page 4 of 4
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