

DD

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was  
prepared by:

SEND TAX NOTICE TO:

PADEN & PADEN  
Attorneys at Law  
5 Riverchase Ridge, Suite 100  
Birmingham, Alabama 35244

CAROLYN LEDFORD  
936 LEDFORD DRIVE  
PELHAM, AL 35124

STATE OF ALABAMA)

COUNTY OF SHELBY)

**WARRANTY DEED**

**Know All Men by These Presents:** That in consideration of TEN DOLLARS and 00/100 (\$10.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is acknowledged, we, CLYDE M. LEDFORD and MARTHA J. LEDFORD, HUSBAND AND WIFE (herein referred to as GRANTORS) do grant, bargain, sell and convey unto CAROLYN LEDFORD, (herein referred to as GRANTEES, whether one or more) the following described real estate, situated in SHELBY County, Alabama, to-wit:

LOT 3, ACCORDING TO THE SURVEY OF LEDFORD FAMILY SUBDIVISION, AS RECORDED IN MAP BOOK 29 PAGE 89, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Subject to existing easements, current taxes, restrictions and covenants, setback lines and rights of ways, if any, of record.

The preparer of this document has not examined title to the property described herein and makes no certification as to title.

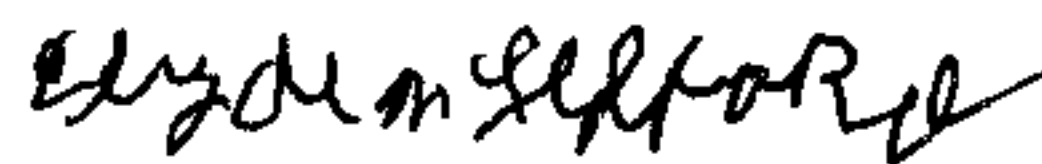
**TO HAVE AND TO HOLD** Unto the said GRANTEES, his, her or their heirs and assigns, forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, his, her, or 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, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

Inst # 2002-16594

04/10/2002-16594  
08:14 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 HSB 14.50

IN WITNESS WHEREOF, the said GRANTORS, CLYDE M. LEDFORD and MARTHA J. LEDFORD, HUSBAND AND WIFE, have hereunto set his, her or their signature(s) and seal(s), this the 4<sup>th</sup> day of April, 2002.



CLYDE M. LEDFORD

  
MARTHA J. LEDFORD

STATE OF ALABAMA)  
COUNTY OF SHELBY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that CLYDE M. LEDFORD, MARTHA J. LEDFORD whose name(s) is (are) signed to the foregoing conveyance, and who is (are) known to me, acknowledged before me on this day that, being informed of the contents of the conveyance he, she, or they executed the same voluntarily on the day the same bears date.

Given under my hand this the 4<sup>th</sup> day of April, 2002.

  
Notary Public

My commission expires: 01/16/04

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