

Send tax notice to:
JEFFERY R. RICHARDSON
MEGHAN E. RICHARDSON
2909 DUBLIN DRIVE
HELENA, ALABAMA 35080

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Pkwy, #350
Birmingham, Alabama 35243

STATE OF ALABAMA
SHELBY COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of ONE HUNDRED FIVE THOUSAND Dollars and 00/100 (\$105,000.00) in hand paid to the undersigned, CASEY E. COLEMAN AND SPOUSE, DONNA COLEMAN (hereinafter referred to as "Grantors") by JEFFERY R. RICHARDSON and MEGHAN E. RICHARDSON (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in SHELBY County, Alabama, to-wit:

LOT 21, ACCORDING TO THE SURVEY OF BRAELINN VILLAGE, PHASE I, AS RECORDED IN MAP BOOK 11, PAGE 100, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

The lien of Ad Valorem taxes for the year 2002 are a lien but neither due nor payable until 1 October, 2002.

Setback lines, easements, restrictions, conditions and covenants as shown by plat and recorded in Real 174, page 781.

Easement to Alabama Power Company as recorded in Real 167, page 419.

Agreement with Alabama Power Company as to underground cables as recorded in Real 166, page 64 and covenants pertaining thereto recorded in Real 166, page 77.

Title to all oil, gas and minerals within and underlying the premises, together with all oil and mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in Inst. #1993-20522.

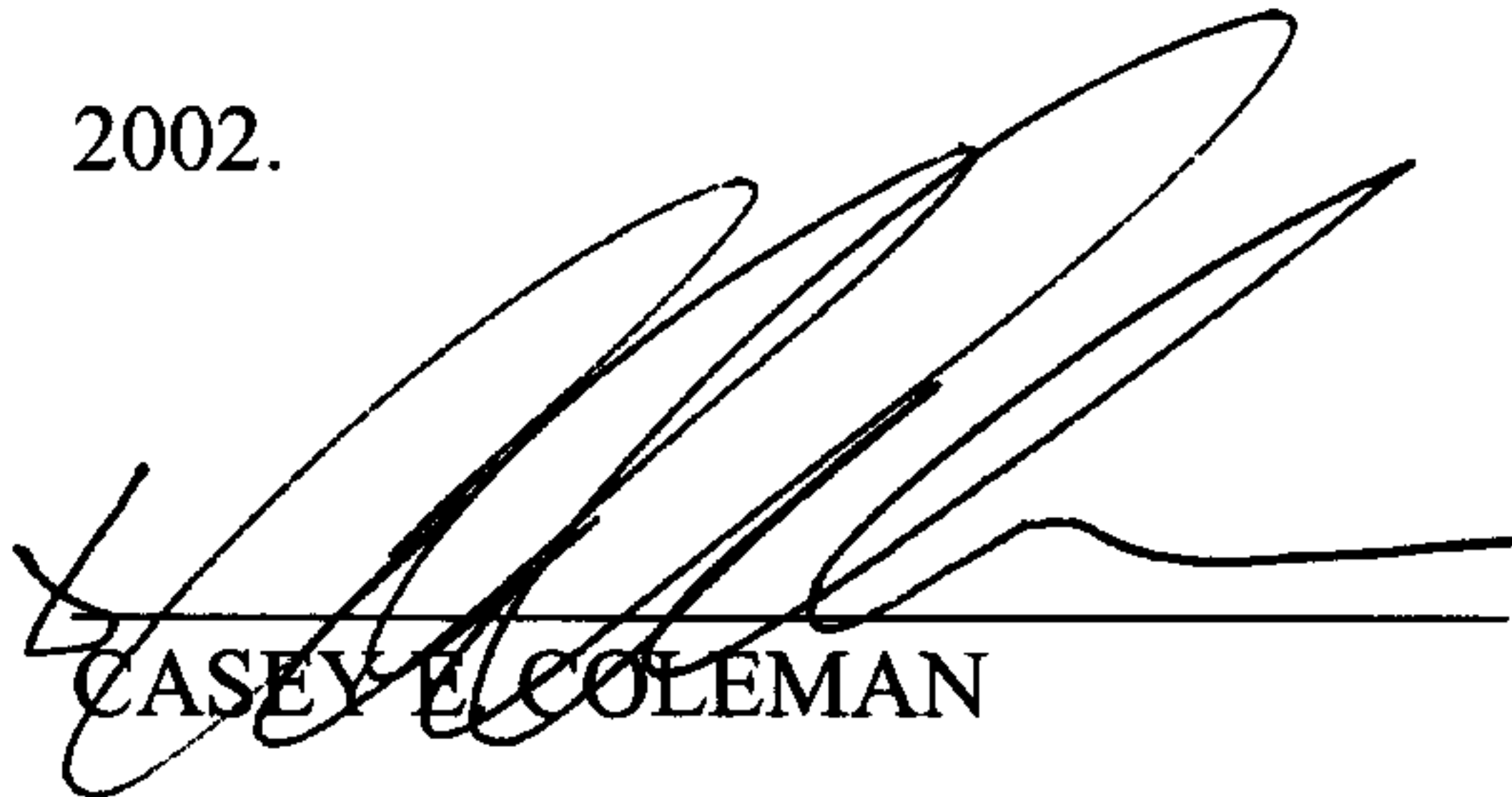
\$98,000.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.


TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will,

and their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor(s), CASEY E. COLEMAN AND DONNA COLEMAN hereunto set their signature(s) and seal(s) on this the 31ST day of JULY, 2002.


CASEY E. COLEMAN

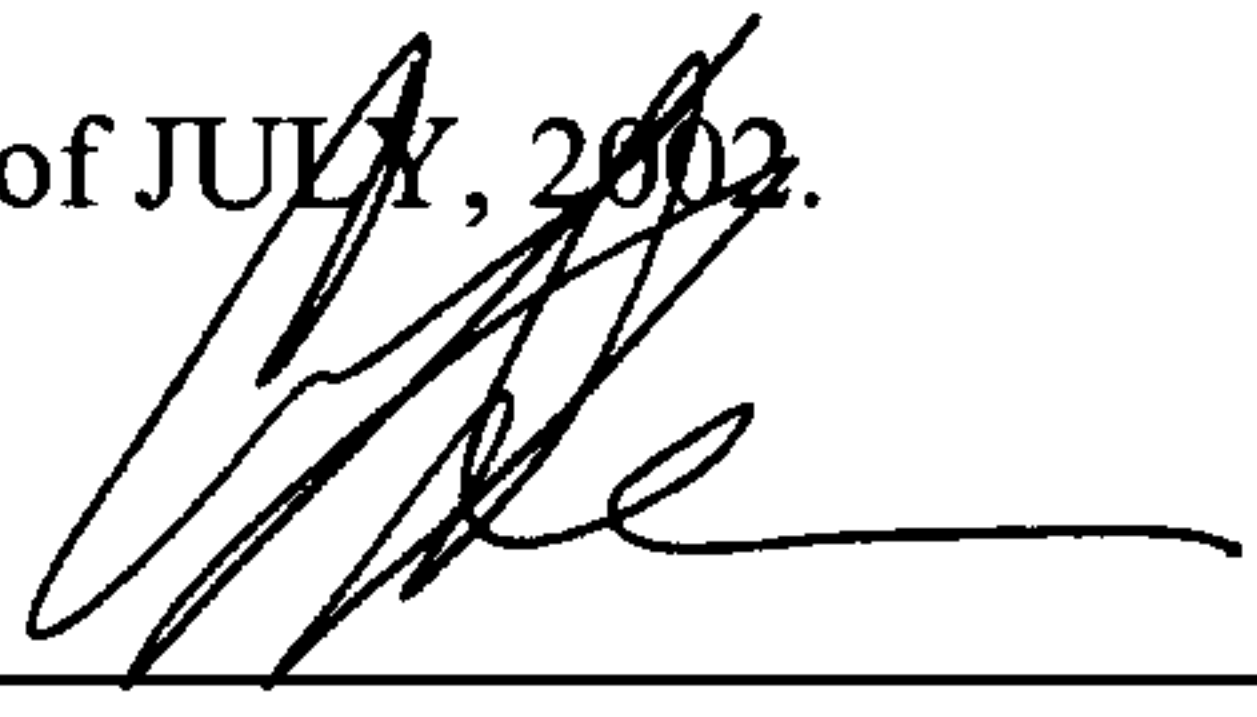

DONNA COLEMAN

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that CASEY E. COLEMAN AND DONNA COLEMAN whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 31ST day of JULY, 2002.

[NOTARIAL SEAL]



Notary Public
Print Name:
Commission Expires: 9-9-03