


This instrument was prepared by:
ATTORNEY CAROL L. LATHAM
P. O. Box 563
Fairfield, Alabama 35064

Send Tax Notice To:
Alice Elliott
7926 Wynwood Lane
Helena, AL 35080

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

WARRANTY DEED


20020830000417560 Pg 1/1 12.50
Shelby Cnty Judge of Probate, AL
08/30/2002 13:10:00 FILED/CERTIFIED

THIS INDENTURE, made and entered into on this the 23rd day of August, 2002, by and between **Jonathan R. Minor, a unmarried man and David J. Minor, a married man as devisees of the estate of Norman Wallace Minor deceased, Probate Case 42-080**, hereinafter referred to as Grantor(s), and **Alice Elliott**, hereinafter referred to as Grantee(s):

WITNESSETH:

That for and in consideration of the sum of Ninety Eight Thousand Dollars , and 00/100 (\$98,000.00), the receipt of which is hereby acknowledged, Grantor(s) do hereby grant, bargain, sell and convey unto the said Grantee(s), in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in and being in the County of ~~Jefferson~~ ^{Shelby}, State of Alabama, to wit:

Lot 207, according to the Survey of Wyndham, Second Addition of Wilkerson Sector, as recorded in Map Book 23, Page 117, in the Probate Records of Shelby County, Alabama.

SUBJECT PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR(S) NOR THE GRANTOR(S) SPOUSE(S).

SUBJECT TO:

All restrictions, easements, reservations and rights-of-way of record in the Office of the Probate Judge of ~~Jefferson~~ ^{Shelby} County, Alabama.

GRANTEE(S) IS/ARE EXECUTING SIMULTANEOUSLY HERewith A PURCHASE MONEY MORTGAGE in favor of Wells Fargo Home Mortgage for \$96,485.00.

Together with all and singular the tenements, hereditaments and appurtenances there unto belonging or in any wise appertaining.

TO HAVE AND TO HOLD unto the said Grantee, in fee simple, forever; together with every contingent remainder and right of reversion.

Grantor(s) represent and covenant with Grantee, her/his heirs and assigns, that Grantor(s) are seized of an indefeasible estate, in fee simple, in and to said described property, and that Grantor(s) have the lawful right to sell and convey the same; that said property is free of any and all liens, taxes and encumbrances whatsoever, and that Grantor(s) will forever warrant and defend Grantee, her/his heirs and assigns, in the quiet and peaceable possession of the same against the lawful claims or demands of any and all persons whomsoever.

IN WITNESS WHEREOF, Grantor(s) have hereunto set their hands and seals on this the day and in the year first herein above written.


Jonathan R. Minor, Grantor


David J. Minor, Grantor

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

Acknowledgment

I, the undersigned, a Notary Public, in and for said State and County, hereby certify that **Jonathan R. Minor, an unmarried man and David J. Minor, a married man as devisees of the estate of Norman Wallace Minor deceased, Probate Case 42-080**, 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/they executed the same voluntarily as his act on the day the same bears date.

Given under my hand and official seal this the 23rd day of August, 2002.


Notary Public

My Commission Expires: May 28, 2005

