

WARRANTY DEED

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

Please send tax notices to:

✓ William D Burns
BX 153
Wilton, AL 35187

State of Alabama)
County of Shelby)

Know all men by these presents, that in consideration of fifteen hundred dollars, to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **GEARLDINE P BURNS, AKA JERALDINE BARNES**, an unmarried woman, of 29 Tiger Lily Drive, Montevallo, AL 35115, do grant, bargain, sell, and convey unto **WILLIAM D BURNS**, a married man, of BX 153, Wilton, AL 35187 (herein referred to as grantee, whether one or more) the following described real estate situated in Shelby County, Alabama, to-wit:

The N 100 feet of Lot 4A, according to the L E Shaw Survey of the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of §19, Twp 22S, R3W, according to a map recorded in map book 3, page 49 in the office of the Judge of Probate of Shelby County, Alabama.

No part of the property conveyed herein forms any part of the homestead of any grantor. Each grantor owns other property which does form homestead.

Jeraldine Barnes and Gearldine P Burns are one and the same person, formerly residing at 41 Nelson Circle, Montevallo, AL 35115 and at 88 Vassar Street, Montevallo, AL 35115.

To have and to hold to the said grantee, his heirs and assigns forever.

Gearldine P Burns, aka Jeraldine Barnes, does for herself and for her administrators, heirs, and successors covenant with the said grantee, his heirs and assigns, that she is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that they have a good right to sell and convey the same as aforesaid; that she will and their administrators, heirs, and successors shall warrant and defend the same to the said grantee, his heirs and assigns forever, against the lawful claims of all persons.

In witness whereof, I, GEARLDINE P BURNS, AKA JERALDINE BARNS, have set my hand and seal, this 12 September 2002.

Witness:

Gearldine Burns (Seal)
GEARLDINE P BURNS

State of Alabama)
County of Shelby)

I, the undersigned notary public for the State of Alabama at Large, hereby certify that **GEARLDINE P BURNS, AKA JERALDINE BARNS**, whose name is signed to the foregoing conveyance, and who is (made) known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12 September 2002.

Steven R. Sears
Notary public

