

WARRANTY DEED

20020920000454370 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
09/20/2002 11:50:00 FILED/CERTIFIED

This Instrument Was Prepared By:

Frank K. Bynum, Esquire
#17 Office Park Circle
Birmingham, Alabama 35223

SEND TAX NOTICE TO:

Paul M. Norcross
830 Daventry Lane
Calera, AL 35040

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED FIFTEEN THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$115,900.00), to the undersigned grantors in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, **SUNBURST, LLC**, a limited liability company, (herein referred to as Grantors) do grant, bargain, sell and convey unto **PAUL NORCROSS and BRANDIE NORCROSS** (herein referred to as Grantees), as joint tenants, with right of survivorship, the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Initials PM BWN

Lot 113-B, according to the Resurvey of Daventry Sector 2, as recorded in Map Book 29, Page 108, in the Probate Office of Shelby County, Alabama.

Subject to existing easements, restrictions, set back lines, right of ways, limitations, if any, of record.

All of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

This instrument is executed as required by the Articles of Organization and Operational Agreement and that same have not been modified or amended.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantees herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee and if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

And it does for itself, its successors and assigns covenant with said Grantees, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid; that its successors and assigns shall, warrant and defend the same to the said Grantees, their heirs, and assigned forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Sunburst, LLC, the said Grantor, by Patricia S. Clay, its President who is authorized to execute this conveyance, has hereto set its signature and seal, this 13th day of September, 2002.

SUNBURST, LLC

By: Patricia S. Clay Pres
Patricia S. Clay,
its President

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that PATRICIA S. CLAY, whose name as PRESIDENT of SUNBURST, LLC, a limited liability company, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, she, in her capacity as such officer and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal, this the 13th day of September, 2002.

Paul Bynum
Notary Public

My Commission Expires: 11/20/2004