

SEND TAX NOTICE TO:
(Name) Susan G. Kennedy
(Address) 180 G Rd 416
W. Linnville, ALA 35166

This instrument was prepared by: Mike T. Atchison, Attorney
P.O. Box 822
Columbiana, Alabama 35051

Form 1-1-27 Rev. 4/99

WARRANTY DEED - Stewart Title Insurance Corporation of Houston, Texas



20021011000498330 Pg 1/1 44.00
Shelby Cnty Judge of Probate, AL
10/11/2002 10:15:00 FILED/CERTIFIED

STATE OF ALABAMA
SHELBY COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of One Hundred Sixty-Five Thousand and no/100----- DOLLARS

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we ,
Mildred D. Dimon, an unremarried widow

(herein referred to as grantor, whether one or more), bargain, sell and convey unto
Susan G. Kennedy

(herein referred to as grantee, whether one or more), the following described real estate, situated in
Shelby County, Alabama, to-wit:

Begin at the Northwest corner of Lot No. 15, of Walters Cove, Third Sector, as recorded in Map Book 5, Page 71, in the Office of the Probate Judge of Shelby County, Alabama, said point lying on the South right of way line of Walters Drive (Co. 416); thence proceed South 73 degrees 10 minutes West (MB) along the South right of way line of said Walters Drive for a distance of 150 feet; thence turn an angle of 90 degrees to the left and proceed for a distance of 250 feet; thence turn an angle of 90 degrees to the left and proceed parallel to the South right of way line of Walters Drive for a distance of 150.00 feet; thence turn an angle of 90 degrees to the left and proceed for a distance of 250 feet to point of beginning. Said parcel lying in the SE 1/4 of NW 1/4, Section 23, Township 21 South, Range 1 East, Shelby County, Alabama.

Mildred D. Dimon is the surviving grantee in that certain deed recorded in Real Record 152, Page 425, in the Probate Office of Shelby County, Alabama; the other grantee, Lee C. Dimon, having died on or about the 24 day of July, 2001.

Subject to taxes for 2002 and subsequent years, easements, restrictions, rights of way, and permits of record.

\$ of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, 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, 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, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 30th day of September, 2002.

_____(Seal) Mildred D. Dimon_____(Seal)
_____(Seal) Mildred D. Dimon_____(Seal)
_____(Seal) _____(Seal)

STATE OF ALABAMA
SHELBY COUNTY }

General Acknowledgement

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Mildred D. Dimon

whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of September, A.D., 20 02.

[Signature]
Notary Public.