

This instrument was prepared by:
Charles E. Davis, Jr.
400 Vestavia Pkwy, Suite 101
Birmingham, AL 35216

02-287-PWS
Shelby
Send tax notice to:
Rodney Collins & Jeffrey Streit
238 Kings Crest Lane
Pelham, Alabama 35124

WARRANTY DEED

20021107000553200 Pg 1/1 29.00
Shelby Cnty Judge of Probate, AL
11/07/2002 08:40:00 FILED/CERTIFIED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **THREE HUNDRED FIFTY FIVE THOUSAND DOLLARS AND 00/100 (\$355,000.00)** to the undersigned grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we **Sean S. Dassau and Flo P. Dassau, husband and wife**, (hereinafter GRANTORS), do grant, bargain, sell and convey unto **Rodney Collins, unmarried and Jeffrey Streit, unmarried**, (hereinafter GRANTEES) as joint tenants with right of survivorship, all of our right, title and interest in the following described real estate, situated in Shelby, Alabama, to-wit:

Lot 92, according to the Survey of Weatherly King's Crest, Sector 3, as recorded in Map Book 18, Page 38 A & B, in the Probate Office of Shelby County, Alabama.

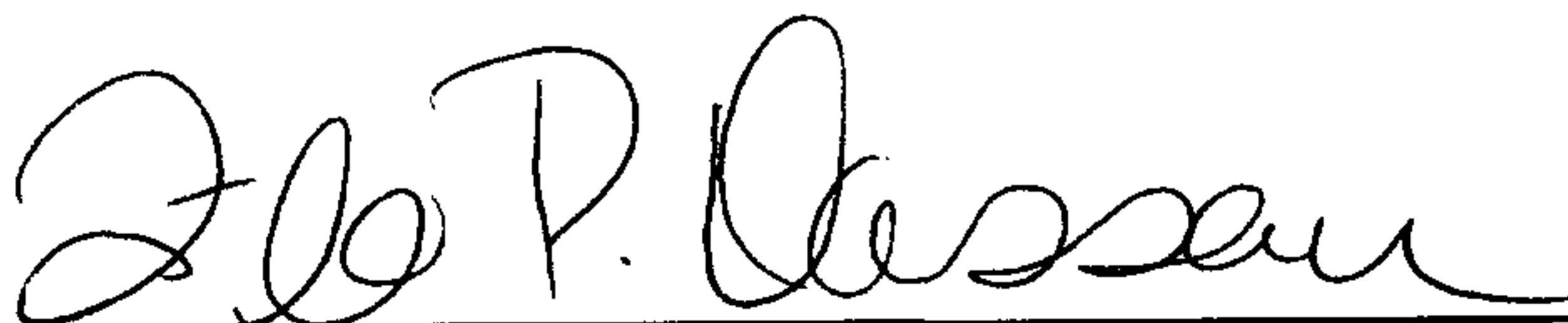
\$337,250.00 OF THE ABOVE REFERENCED CONSIDERATION IS FROM A PURCHASE MONEY FIRST MORTGAGE.

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

TO HAVE AND TO HOLD unto the said GRANTEES, their heirs and assigns, forever. And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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, we have hereunto set our hands and seal this 30th day of October, 2002.

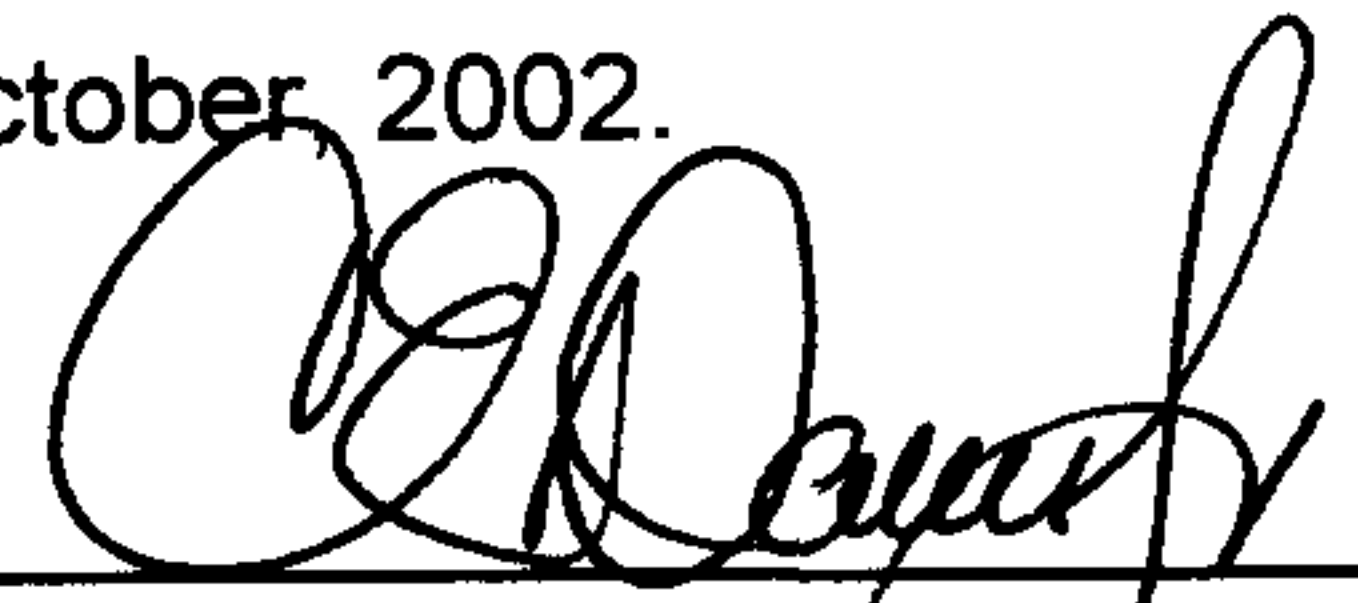

Sean S. Dassau


Flo P. Dassau

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **Sean S. Dassau and Flo P. Dassau, husband and wife**, 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 on the day the same bears date.

Given under my hand and official seal this 30th day of October, 2002.


Notary Public
My Commission Expires: 10/28/2006