

FRS File No.: 286740

Customer File No.: CF02BARN

\$ 610,000
value

WARRANTY DEED

20021211000621630 Pg 1/2 15.00
Shelby Cnty Judge of Probate, AL
12/11/2002 12:59:00 FILED/CERTIFIED

THE STATE OF ALABAMA
COUNTY OF JEFFERSON

}

200216 / 6115

mtg value

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred and No/100 (\$100.00) DOLLARS and other valuable considerations to the undersigned GRANTOR, in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, Robert L. Barnett and Dianne T. Barnett, husband and wife, (herein referred to as GRANTOR), does hereby GRANT, BARGAIN, SELL and CONVEY unto JAMES M HUNTER, JR AND MARSHA W HUNTER

(herein referred to as GRANTEE), their heirs and assigns,

the following described real estate, situated in the County of Jefferson and County of Shelby, State of Alabama, to-wit:

Lot 9, according to the Survey of River Brook, as recorded in Map Book 190, page 96, in the Probate Office of Jefferson County, Alabama, and in Map Book 23, page 94, in the Probate Office of Shelby County, Alabama.

This conveyance is made subject to any and all easements, restrictions and rights-of-way which appear of record and affect the above-described property.

For ad valorem tax appraisal purposes only, the address of the property is 2321 Riverbrook Place, Birmingham, AL 35242, which is the address of the Grantees.

TO HAVE AND HOLD the tract or parcel of land above described, together with improvements and appurtenances thereunto pertaining, unto the said GRANTEE, their heirs and assigns, forever.

AND GRANTOR does covenant with the said GRANTEE, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of the aforementioned premises; that GRANTOR is free from all encumbrances, except as hereinabove provided; that GRANTOR has a good right to sell and convey the same to the said GRANTEE, their heirs and assigns, and that GRANTOR will warrant and defend the premises to the said GRANTEE, their heirs and assigns, forever, against the lawful claims and demands of all persons except as hereinabove provided.

IN WITNESS WHEREOF, GRANTOR has caused this instrument to be executed on this _____ day of

Robert L. Barnett, 2002.
Robert L. Barnett (Seal)
Robert L. Barnett

Dianne T. Barnett (Seal)
Dianne T. Barnett

THE STATE OF Florida }
COUNTY OF Orange }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Robert L. Barnett
a married man (fill in marital status) 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, he executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 29th day of October, 2002.

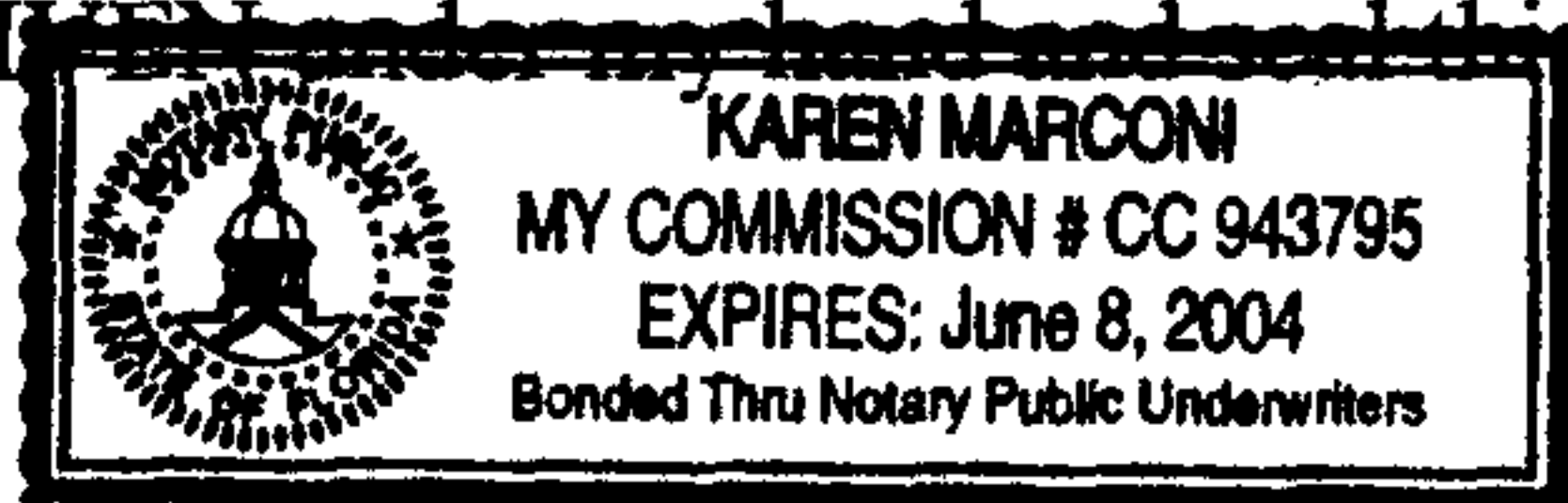
Karen Marconi (Seal)
Notary Public



THE STATE OF Florida }
COUNTY OF Orange }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Dianne T. Barnett
a married woman (fill in marital status) 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 seal this the 29th day of October, 2002.



Karen Marconi (Seal)
Notary Public

This document prepared by: Sharon Peterson, Account Specialist, 10125 Crosstown Circle, Suite 380, Eden Prairie, MN 55344

STATE OF ALABAMA-JEFFERSON COUNTY
I hereby certify that no mortgage tax or deed tax has
been collected on this instrument.
Michael F. Bolin
Judge of Probate
"No Tax Collected"

State of Alabama - Jefferson County
I certify this instrument filed on:
2002 DEC 06 A.M. 10:15
Recorded and \$
and \$
\$ 8.00 Total \$ 8.00
Deed Tax and Fee Amt.
MICHAEL F. BOLIN, Judge of Probate
200216/6115