


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

Send Tax Notice to:
Johnny Serio *Mountain Wood Drive*
2725 ~~2725~~ ~~2725~~
Birmingham, AL 35216

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)


20021230000653050 Pg 1/2 67.00
Shelby Cnty Judge of Probate, AL
12/30/2002 16:03:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Forty Five Thousand and no/00 (\$45,000.00), to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, Sally Allred, a single woman; Sally Ann Dunaway, a single woman; Betty Jean Smith, a married woman; Pattie Sue Dunaway, a married woman; Jimmy Dunaway, a single man; Brad Dunaway, a married man; Tony Dunaway, a married man; Tim Dunnaway, a single man; Mickey Wallace, a married woman; and, Richard Dunaway, a married man; (herein referred to as grantor, whether one or more) bargain , sell and convey unto, Johnny Serio, (herein referred to as grantee, whether one or more), the following described real estate, situated in: Shelby County, Alabama, to-wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION.

Subject to restrictions, easements and rights of way of record.

THE ABOVE DESCRIBED PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR OR OF HIS RESPECTIVE SPOUSE.

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, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 23rd day of December, 2002.

Sally Allred
Sally Allred

Sally Ann Dunaway
Sally Ann Dunaway

By Betty Jean Smith
By: Betty Jean Smith, Attorney in Fact
Under Power of Attorney recorded as
Instrument # _____
In Probate Office of Shelby County, Alabama

By Betty Jean Smith
By: Betty Jean Smith, Attorney in Fact
Under Power of Attorney recorded as
Instrument # _____, in
Probate Office of Shelby County, Alabama

Pattie Sue Davenport
Pattie Sue Davenport

Jimmy Dunaway
Jimmy Dunaway

By Betty Jean Smith
By: Betty Jean Smith, Attorney in Fact
Under Power of Attorney recorded as
Instrument # _____
In Probate Office of Shelby County, Alabama

By Betty Jean Smith
By: Betty Jean Smith, Attorney in Fact
Under Power of Attorney recorded as
Instrument # _____, in
Probate Office of Shelby County, Alabama

Betty Jean Smith
Betty Jean Smith

Brad Dunaway
Brad Dunaway

Tony Dunaway
Tony Dunaway

Tim Dunaway
Tim Dunaway

By Brad Dunaway
By: Brad Dunaway, Attorney in Fact under
Power of Attorney recorded as Instrument
_____ in Probate
Office of Shelby County, Alabama.

By Brad Dunaway
By: Brad Dunaway, Attorney in Fact under
Power of Attorney recorded as Instrument
_____ in Probate
Office of Shelby County, Alabama.

Mickey Wallace
Mickey Wallace

Richard Dunaway
Richard Dunaway

By Brad Dunaway
By: Brad Dunaway, Attorney in Fact under
Power of Attorney recorded as Instrument
_____ in Probate
Office of Shelby County, Alabama.

By Brad Dunaway
By: Brad Dunaway, Attorney in Fact under
Power of Attorney recorded as Instrument
_____ in Probate
Office of Shelby County, Alabama.

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Betty Jean Smith, individually and as Attorney in Fact for Sally Allred; Sally Ann Dunaway; Pattie sue Davenport; and Jimmy Dunaway, 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 in her capacity as such attorney in fact.

Given under my hand and official seal this 23rd day of December, 2002.

[Signature]
Notary Public

My Commission Expires: 10/16/04

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Brad Dunaway, individually and as Attorney in Fact for Tony Dunaway; Tim Dunaway; Mickey Wallace and Richard Dunaway, 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 in his capacity as such attorney in fact.

Given under my hand and official seal this 23rd day of December, 2002.

[Signature]
Notary Public

My Commission Expires: 10/16/04