

THIS DEED PREPARED WITHOUT EVIDENCE OF TITLE.
This form provided by

SEND TAX NOTICE TO:

(Name) Michael Brandon Sykes

(Address) 286 Mountain View Dr
Wilsmith Ala 35186

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax (205) 669-3130

This instrument was prepared by:

Form 1-1-27 Rev. 4/99

WARRANTY DEED - Stewart Title Insurance Corporation of Houston, Texas

20030203000064000 Pg 1/1 14.00
Shelby Cnty Judge of Probate, AL
02/03/2003 15:39:00 FILED/CERTIFIED

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifteen Thousand Five Hundred and no/100

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we ,
Clair E. Smith, a married woman

(herein referred to as grantor, whether one or more), bargain, sell and convey unto
Michael Brandon Sykes

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

Lots 19 and 20, Block B, according to the Survey of Riverview Subdivision, as
recorded in Map Book 4, Page 63, in the Probate Office of Shelby County, Alabama.

Subject to taxes for 2003 and subsequent years, easements, restrictions, rights of way
and permits of record.

\$12,500.00 of the above recited purchase price was paid from a mortgage recorded
simultaneously herewith.

This property constitutes no part of the homestead of the grantor or her 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, 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 31st
day of January, 2003.

_____(Seal)

Clair E. Smith (Seal)
Clair E. Smith

_____(Seal)

_____(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 Clair E. Smith
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 31st day of January A. D., 20 03

My Commission Expires: 10/16/04

[Signature]
Notary Public.