


This Instrument Prepared By:  
James F. Burford, III  
Attorney at Law  
1318 Alford Avenue Suite 101  
Birmingham, Alabama 35226

Send Tax Notice To:  
B.J. HUMPHRIES  
215 BROOK GLEN LN.  
PURHAM, AL.  
35124

**WARRANTY DEED**

  
20030219000104110 Pg 1/1 50.00  
Shelby Cnty Judge of Probate, AL  
02/19/2003 12:50:00 FILED/CERTIFIED

STATE OF ALABAMA )  
SHELBY COUNTY )

**KNOW ALL MEN BY THESE PRESENTS:** That in consideration of One hundred fifty-five thousand and No/100 Dollars (\$155,000.00), to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, Bobby J. Durham, a married man, Stephen M. Stamba, a married man, Joseph A. Stamba, a married man and Peter C. Rouveyrol, a married man, (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto B.J. Humphries, (herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 1, according to the Survey of Cahaba River Get A Ways Subdivision, as recorded in Map Book 29, Page 94, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

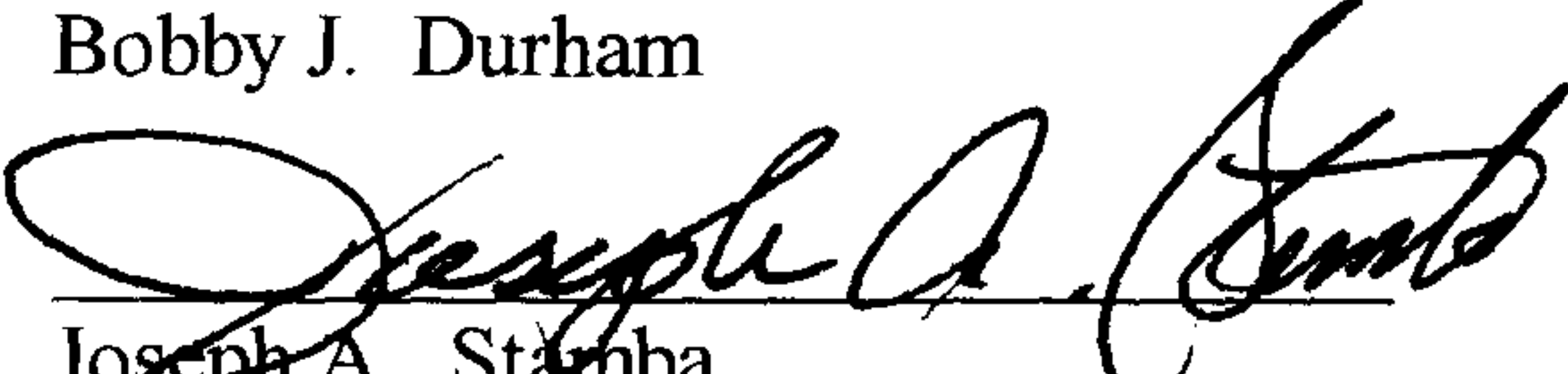
**SUBJECT TO:** (1) Taxes due in the year 2003 and thereafter; (2) The fact that the property is under a current use assessment; (3) Easements, restrictions, and rights-of-way of record; (4) Mineral and mining rights not owned by the Grantors; (5) Riparian rights, if any, in and to the use of the Cahaba River; (6) Rights of others to use easements.

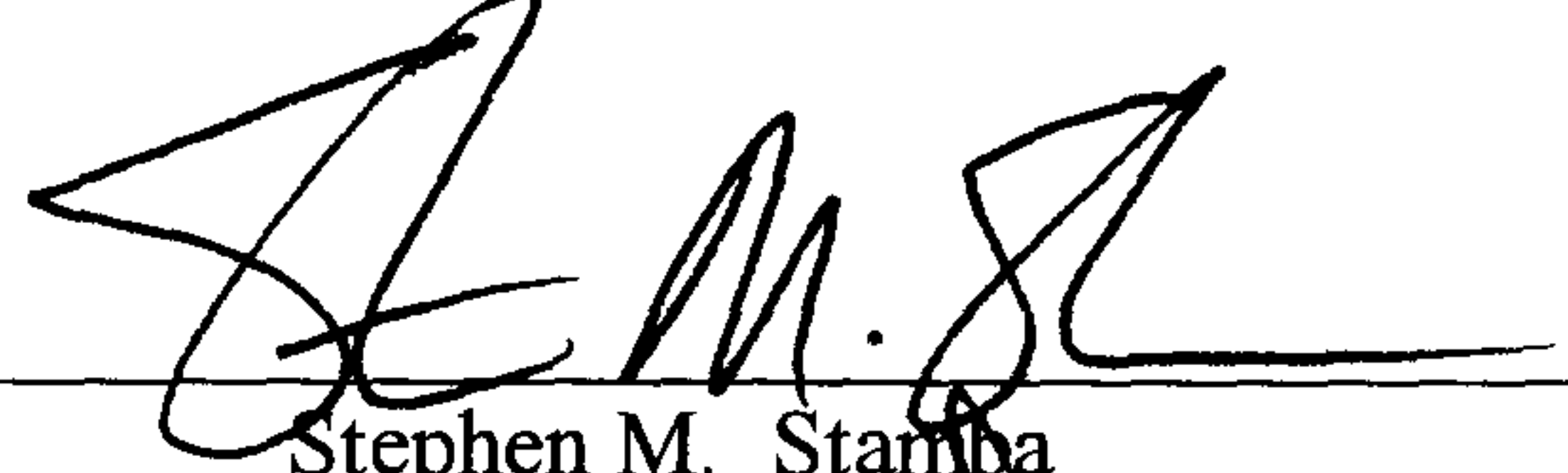
<sup>THEN</sup>  
The Property conveyed herein is not the homestead of Grantor or ~~his~~ spouses.  
\$116,250.00 <sup>IF THE CONSIDERATION WAS DERIVED FROM A MORTGAGE</sup>  
**TO HAVE AND TO HOLD** to the said Grantee, his successors and assigns forever.

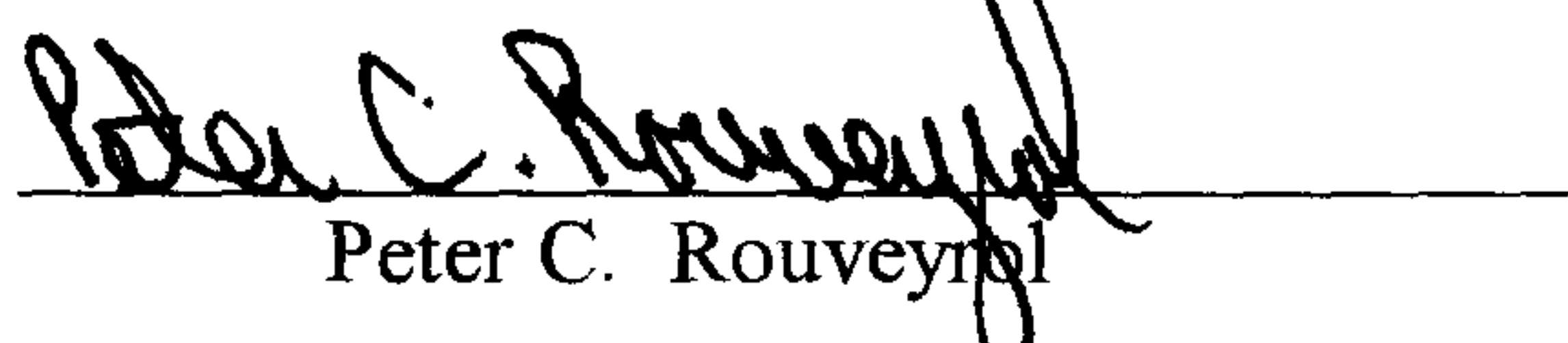
And we do for ourselves and for our heirs, executors and administrators, covenant with said Grantee, their successors and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that we have a good right to sell and convey the same as aforesaid; that we will, and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, his successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, the undersigned has hereunto set his hand and seal, this the 14 day of February, 2003.

  
Bobby J. Durham

  
Joseph A. Stamba

  
Stephen M. Stamba

  
Peter C. Rouveyrol

STATE OF ALABAMA )  
 COUNTY )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Bobby J. Durham, Stephen M. Stamba, Joseph A. Stamba and Peter C. Rouveyrol, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument they executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 14 day of February, 2003.

  
Notary Public  
My Commission Expires: 3.1.06