

This instrument was prepared by:

Stephen D. Keith, Attorney at Law  
 230 Bearden Road  
 Pelham, Alabama 35124

Please Send Tax Notice to:

Catherine Collins Hall  
 107 Grande View Lane  
 Maylene, Alabama 35114

**WARRANTY DEED**

(Deed prepared and executed without benefit of title examination.)

**STATE OF ALABAMA****COUNTY OF SHELBY**

KNOW ALL MEN BY THESE PRESENTS, that in consideration Ten Dollars and other good and valuable consideration, to the undersigned Grantor in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, I/we, John L. Leonard, married and Catherine Collins Leonard, now known as Catherine Collins Hall, and her husband, Mark A. Hall (hereinafter referred to as Grantor whether one or more), do grant, bargain, sell and convey unto Catherine Collins Hall (hereinafter referred to as Grantee) her heirs and assigns, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to wit:

Lot 34, according to the Survey of Grande View Estates, Givianpour Addition to Alabaster, as recorded in Map Book 19, Page 100 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to:

1. Taxes for the year 2002 and all subsequent years.
2. Any and all easements, restrictions, covenants, mineral reservations, conveyance of minerals, and rights of way applicable to subject property.

The foregoing property constitutes no portion of the homestead of John L. Leonard, or that of his spouse.

Note: This conveyance is being executed in satisfaction of that certain divorce decree between the John L. Leonard and Catherine Collins Leonard, now known as Catherine Collins Hall. The approximate value of the interests being conveyed is \$500.00.

TO HAVE AND TO HOLD to said Grantee, her heirs and assigns, together with every contingent remainder and right of reversion.

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

IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal this 22<sup>nd</sup> Day of Sept., 2002..

John L. Leonard  
 John L. Leonard  
Catherine Collins Hall  
 Catherine Collins Leonard, now known as  
 Catherine Collins Hall  
Mark A. Hall  
 Mark A. Hall

State of Alabama )  
 )  
 Shelby County )

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that John L. Leonard and Catherine Collins Leonard, now known as Catherine Collins Hall and Mark A. Hall, whose name(s) are signed to the foregoing conveyance, and who are known to me acknowledged before me on this day, that being informed of the contents they executed the same voluntarily for and as their act on the day same bears date.

Given under my hand and seal this 22<sup>nd</sup> day of Sept., in the year 2002.

Notary Public  
 My Commission Expires: MY COMMISSION EXPIRES: June 21, 2003  
 NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
 BONDED THRU NOTARY PUBLIC UNDERWRITERS