

PLEASE RETURN TO:
MOSS & CONDON, LLC
300 UNION HILL DRIVE, SUITE 200
BIRMINGHAM, AL 35209

20030505000275500 Pg 1/1 14.50
Shelby Cnty Judge of Probate, AL
05/05/2003 13:51:00 FILED/CERTIFIED

This instrument was prepared by:
David P. Condon
Moss and Condon, L.L.C.
300 Union Hill Drive, Suite 200
Birmingham, Alabama 35209

Send tax notice to:
Jason Dollar
1462 Amberley Woods Cove
Helena, Alabama 35080

WARRANTY DEED

STATE OF ALABAMA)
:
SHELBY COUNTY) **KNOW ALL MEN BY THESE PRESENTS**

That in consideration of **One Hundred Five Thousand Nine Hundred and 00/100 Dollars (\$105,900.00)** to the undersigned grantor in hand paid by the grantee herein, the receipt and sufficiency of which is acknowledged, I,

Christopher S. Collier, and his wife, **Melinda B. Collier**

(hereinafter referred to as "Grantor") do grant, bargain, sell and convey unto

Jason Dollar

(hereinafter referred to as "Grantee") the following described real estate situated in Shelby County, Alabama to-wit:

Lot 14-A, according to a Resurvey of Lots 12 through 27, and Green Area, Phase I, Amberley Woods, 3rd Sector, as recorded in Map Book 23, Page 146, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama

\$102,600.00 of the proceeds come from a mortgage recorded simultaneously herewith.

Subject to: (1) 2003 ad valorem taxes not yet due and payable;
(2) all mineral and mining rights not owned by the Grantor; and
(3) all easements, rights-of-way, restrictions, covenants and encumbrances of record.

TO HAVE AND TO HOLD Unto Grantee, his/her heirs and assigns, forever.

And I do for myself and for my heirs, executors, and administrators covenant with Grantee, his/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 Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have set my hand and seal, this 22nd day of April, 2003.

By: Melinda B. Collier (Seal)
Melinda B. Collier

By: Christopher S. Collier (Seal)
Christopher S. Collier

STATE OF ALABAMA)
:
JEFFERSON COUNTY)

I, the undersigned Notary Public in and for said County, in said State, hereby certify that Christopher S. Collier and Melinda B. Collier, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 22nd day of April, 2003.

DAVID P. CONDON
NOTARY PUBLIC
Notary Public: David P. Condon
My Commission Expires: 2-12-06
ALABAMA STATE AT-LARGE