

THIS INSTRUMENT PREPARED BY:
Samuel E. Wiggins, III
1728 Fifth Avenue North
Birmingham, Alabama 35203

SEND TAX NOTICE TO:
Virginia Donald
236 Fairview Circle
Montevallo, Alabama 35115

WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS:

JEFFERSON COUNTY)

That in consideration of the sum of **One Hundred Ten Thousand and 00/100 DOLLARS (\$110,000.00)** to the undersigned grantors (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Cynthia R. Eddings**, a *married* person (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Virginia Donald**, herein referred to as grantee, whether one or more), the following described real estate, situated in **Jefferson County, Alabama**, to-wit:

Lot 30, according to the Survey of Fairview, as recorded in Map Book 22, Page 135, in the Probate Office of Shelby County, Alabama.

\$110,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

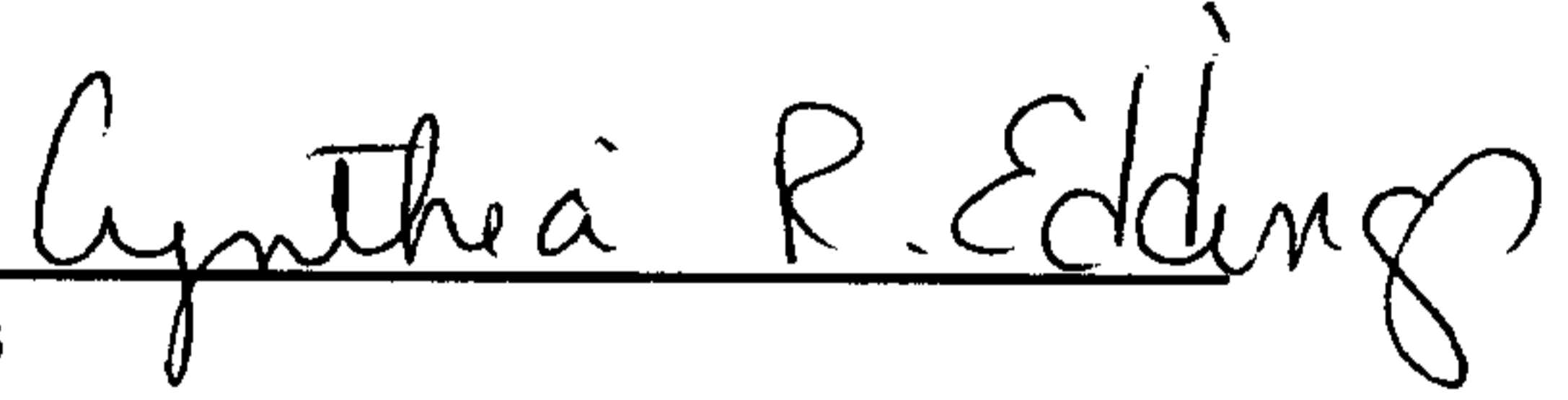
This is not the homestead of the grantor.

Subject to ad valorem taxes for the current tax year. Also subject to easements and restrictions of record.

TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, our heirs and assigns, that we are lawfully seized in fee simple of said premises; that we are free from all encumbrances, unless otherwise noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 27th day of May, 2003.


Cynthia R. Eddings

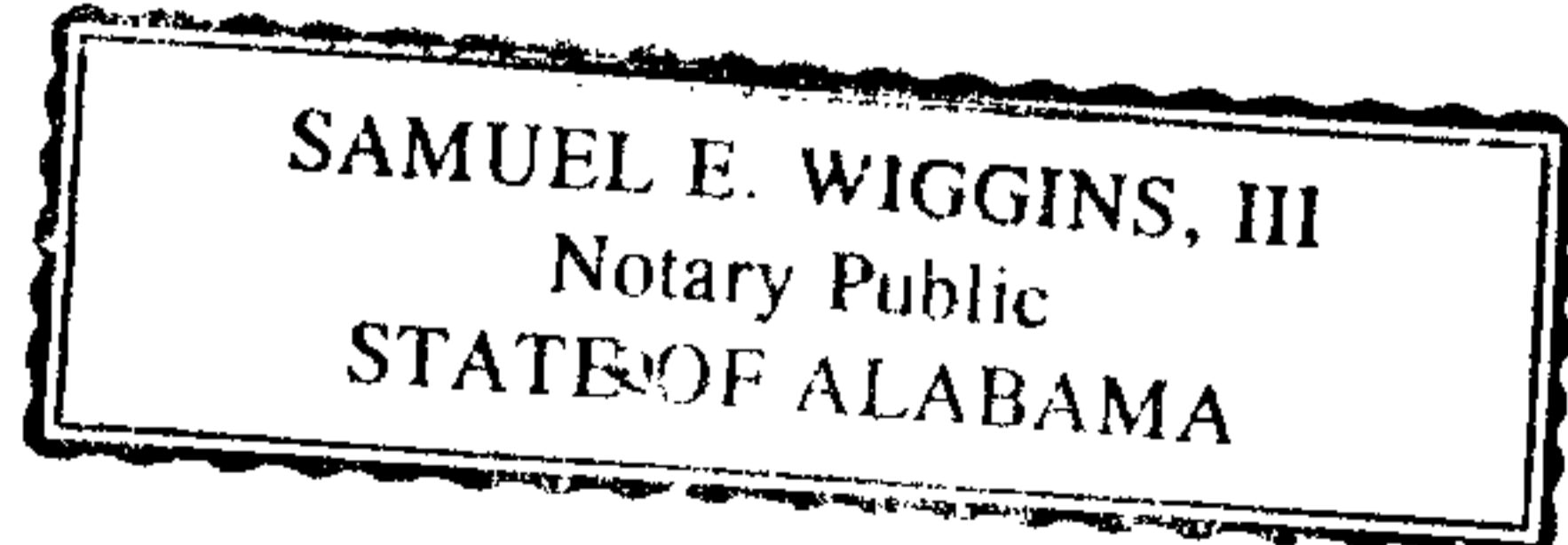
STATE OF ALABAMA)

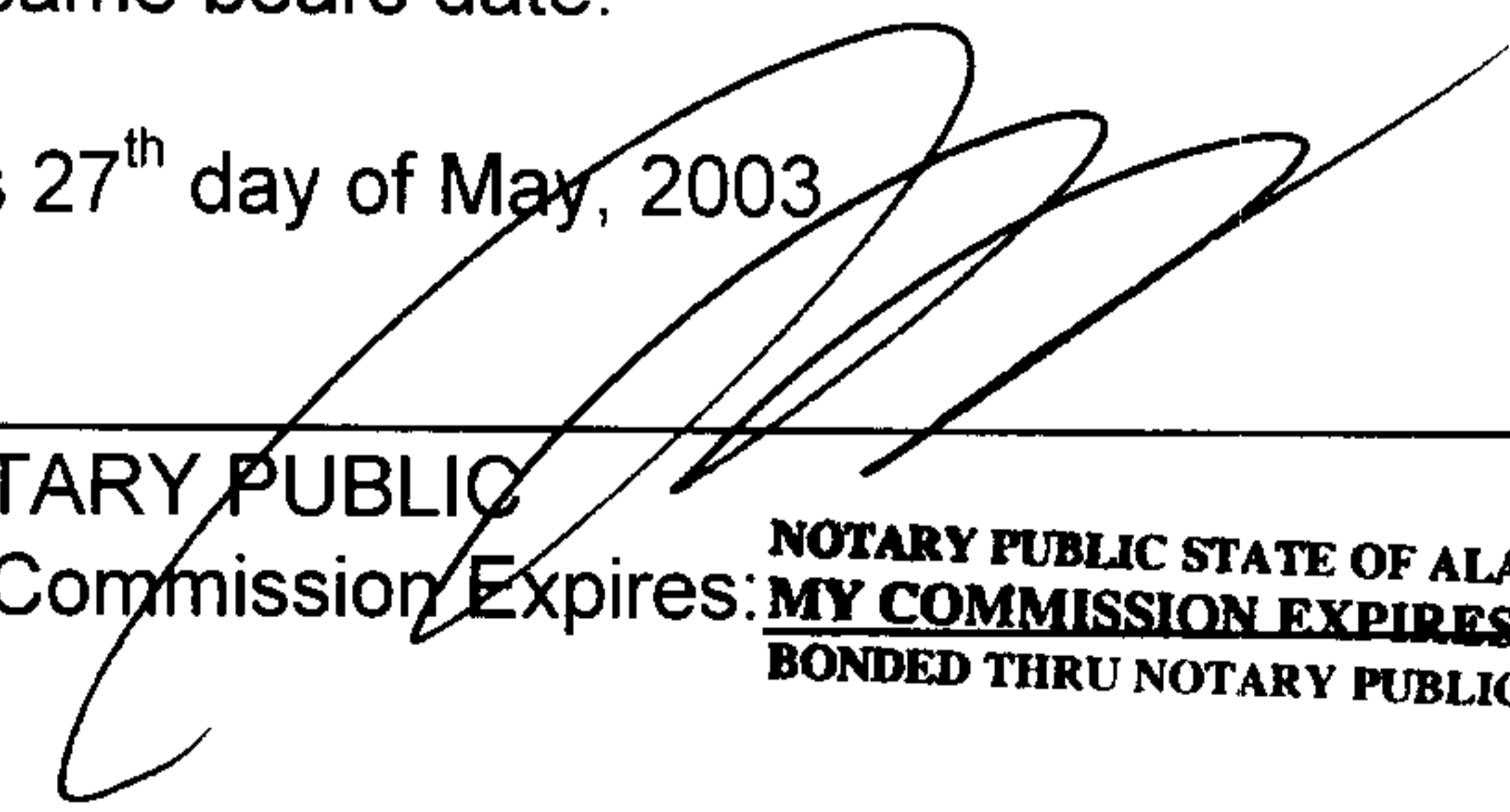
GENERAL ACKNOWLEDGMENT

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Cynthia R. Eddings**, 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 said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of May, 2003




NOTARY PUBLIC
My Commission Expires: **NOTARY PUBLIC STATE OF ALABAMA AT LARGE**
MY COMMISSION EXPIRES: June 27, 2006
BONDED THRU NOTARY PUBLIC UNDERWRITERS