

Send tax notice to:
Kelly Foster
524 Castlebridge Lane
Birmingham, Alabama 35242

This Instrument Prepared By:
Gilmer T. Simmons
Simmons & Simmons, P.C.
1163 Center Point Parkway
Suite 100
Birmingham, Alabama 35215

STATE OF ALABAMA)

COUNTY OF SHELBY)

\$360,000.-

WARRANTY DEED (Without Survivorship)

**NO TITLE SEARCH PERFORMED OR EXAMINATION
MADE BY PREPARER OF DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten and no/100's Dollars (\$10.00) and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Patrick Foster and Kelly Foster, husband and wife

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

Kelly Foster

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

Lot 20, according to the Survey of Greystone, 5th Sector, Phase II, as recorded in Map Book 17, Page 118, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to all easements, restrictions, reservations and rights of way of record.

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 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 30th day of May, 2003.

Patrick A. Foster (Seal)
Patrick Foster

Kelly Foster (Seal)
Kelly Foster

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, Gilmer T. Simmons, a Notary Public in and for said County, in said State, hereby certify that **Patrick Foster** and **Kelly Foster**, husband and wife, 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 the 30th day of May, 2003.

Gilmer T. Simmons
Notary Public
My Commission expires: 12/20/2005