

Consideration \$177,500.00

20030610000363290 Pg 1/2 18.00  
Shelby Cnty Judge of Probate, AL  
06/10/2003 14:56:00 FILED/CERTIFIED

**STATUTORY WARRANTY DEED**  
**STATE OF ALABAMA**

STATE OF Alabama

SEND TAX NOTICE TO:

COUNTY OF Jefferson

James Herring, Jr  
Stephanie Herring  
413 Poplar Ridge  
Alabaster, Al 35007

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations to the undersigned Grantor, Cendant Mobility Financial Corporation, a Delaware Corporation, herein referred to as Grantor, in hand paid by James Herring Jr. and Stephanie Herring, his wife.

herein referred to as Grantee(s), the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto said Grantee(s), as joint tenants and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 21, according the Map and Survey of Forest Hills, 1" Sector, as recorded in Map book 19, Page 46 A & B, in the Probate Office of Shelby County, Alabama,

\*

\*\*  
TO HAVE AND TO HOLD to the said Grantee(s) his/her/their heirs and assigns forever; it being the intention of the parties to this conveyance, that if more than one Grantee, then to the Grantees as joint tenants with right of survivorship (unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantee(s) herein) in the event one Grantee herein survive the other, the entire interest in fee simple shall pass the surviving Grantee, and, if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

\*Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record

\*\*\$ 177,500.00 of the purchase price redited above was paid from a mortgage loan closed simultaneously herewith.

Cendant Mobility

IN WITNESS WHEREOF, the undersigned have hereto set their hands and seals this 13<sup>th</sup>  
day of MAY, 2003.

CENDANT MOBILITY FINANCIAL CORPORATION, A  
DELAWARE CORPORATION

By: Allean Mortensen  
(Name) Allean Mortensen  
Title) Closing Agent

STATE OF New Jersey  
COUNTY OF Camden

I, the undersigned, a Notary Public in and for said County and State, hereby certify that Allean Mortensen, whose name as Closing Agent of Cendant Mobility Financial Corporation, A Delaware Corporation, is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she, as such officer and with full authority, signed, executed and delivered the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this 13<sup>th</sup> day of May, 2003.  
Geraldine Laganella  
Notary Public

My commission Expires:  
10-08-07

This instrument prepared by:  
Fred A. Ross, Esq.  
Mid South Title Agency, Inc.  
499 South President Street / P.O. Box 23429  
Jackson, Mississippi 39201/39225-3429  
Cendant File # 139984704

**GERALDINE LAGANELLA**  
**NOTARY PUBLIC OF NEW JERSEY**  
**Commission Expires 10/8/2007**