

This instrument was prepared by :
YVONNE GREEN DAVIS, P.C.
2100 First Avenue North

LandMark Center, Suite 550
Birmingham, AL 35203

Send Tax Notice To:
Christopher Dees

2561 Tahiti Terrace
Alabaster, Alabama 35007

20030915000616860 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
09/15/2003 10:24:00 FILED/CERTIFIED



20031210000798860 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
12/10/2003 12:48:00 FILED/CERTIFIED

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Twenty-Five Thousand Five Hundred and 00/100 (\$125,500.00) to the undersigned grantor Thomas Scott Isaac and Wendy F. Isaac s, in hand paid by the grantee herein, the receipt where is acknowledged, I or we, Thomas Scott Isaac, a married man, and Wendy F. Isaac, a married woman, as spouses

(herein referred to as grantors, do hereby grant, bargain, sell and convey unto Christopher Dees, a single man,

(herein referred to as grantee, the following described real estate, situated in SHELBY County, Alabama, to-wit:

Lot 27, Block 7, according to the Survey of Southwind, Fourth Sector, as recorded in Map Book 7, Page 97, in the Probates Office of SHELBY County, ALABAMA.

Subject to : (1) Taxes for the year 2003 and subsequent years;

TO HAVE AND TO HOLD to the said grantee, for and during his life in fee simple, and to the heirs and assigns of such grantee forever, together with every contingent remainder and right of reversion his, her or their heirs and assigns forever.

And said grantors I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said grantee, his, her or 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 stated 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, successors and assigns shall warrant and defend the same to the said GRANTEEES, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I (we), the said grantors, who is authorized to execute this conveyance, have hereunto set my (our) hand(s) and seal(s) this 3rd day of September, 2003.

Thomas Scott Isaac (Seal)

Wendy F. Isaac (Seal)

(Seal)

(Seal)

STATE OF ALABAMA
COUNTY OF SHELBY

I, Yvonne Green Davis, a Notary Public in and for the said County, in said State, hereby certify that Thomas Scott Isaac, a married man, and Wendy F. Isaac, a married woman, as spouses whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hands and official seal this 3rd day of September, 2003.

13. *Leucosia* *lutea* (Fabricius)

My COMMISSION EXPIRES • April 28, 2005

