

This instrument was prepared by:
Anthony D. Snable, Attorney
1629 11th Avenue South
Birmingham, Al 35205

Send Tax Notices to: Ronald + Linda Grant
104 Setting Sun
Alabaster, Al 35007

**STATUTORY WARRANTY DEED
JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP**



20040305000115910 Pg 1/2 15.00
Shelby Cnty Judge of Probate, AL
03/05/2004 13:58:00 FILED/CERTIFIED

STATE OF ALABAMA)

JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS

That in consideration of One Hundred Forty Five Thousand and no/100 Dollars (\$145,000.00) to the undersigned Grantor(s), Acceptance Loan Company, Inc., a corporation (herein referred to as Grantor(s), in hand paid by the Grantee(s) herein, the receipt of which is hereby acknowledged, the said Grantor(s) do by these presents, grant, bargain, sell and convey unto the said Ronald Grant and Linda Grant (herein referred to as Grantee(s), the following described real estate, situated in Shelby County, Alabama to-wit:

LOT 14, IN SECTOR 3, ACCORDING TO THE SURVEY OF APACHE RIDGE, SECTORS 2 AND 3 AS RECORDED IN MAP BOOK 16, PAGE 60 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Subject to:

1. Advalorem taxes for the current tax year 2004.
2. Easements, restrictions, covenants and reservations of record.

\$145,000.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith

ATTORNEY MAKES NO CERTIFICATION AS TO TITLE AND LEGAL DESCRIPTION

TO HAVE AND TO HOLD, to the said Grantees as joint tenants with right of survivorship, their heirs and assigns, forever, it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to 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.

Acceptance Loan

20040305000115910 Pg 2/2 15.00
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IN WITNESS WHEREOF, the said Acceptance Loan Company, Inc. by
its _____, who is authorized to execute
this conveyance, has hereto set its signature and seal this 5th day of March
20 04.

Acceptance Loan Company, Inc.

By: _____

Its: _____

Vice Pres.

STATE OF ALABAMA)

JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said State and in said County, hereby certify that
Marc Corey Mitchell, whose name as Vice President of Acceptance Loan
Company, Inc, a corporation is 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, he/she as such officer and with full authority
executed the same for and as the act of said corporation.

GIVEN under my hand and official seal on this the 25th day of November, 2003.

Donna K. Brown

NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Nov 13, 2007
BONDED THRU NOTARY PUBLIC UNDERWRITERS