

Send tax notice to:  
Michael E. Hunter  
1314 Old Cahaba Cove  
Helena, Alabama 35080  
File No. 04-128

This instrument prepared by  
James R. Moncus, Jr.,  
Attorney at Law  
1313 Alford Avenue  
Birmingham, AL 35226

STATE OF ALABAMA

JEFFERSON COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Sixty Three Thousand and 00/100 Dollars (\$163,000.00), in hand paid to the undersigned, James R. Wilson and Jody S. Wilson, Husband and Wife, (hereinafter referred to as the "Grantor") by Michael E. Hunter, A Single Man, (hereinafter referred to as the "Grantee"), the receipt and sufficiency of which is hereby acknowledged, the Grantor does, by these presents, grant, bargain, sell, and convey unto the Grantee the following described real estate situated in Shelby County, Alabama, to-wit:

**Lot 1016, according to the Survey of Old Cahaba 10<sup>th</sup> Sector, as recorded in Map Book 26, page 112, in the Probate Office of Shelby County, Alabama.**

SUBJECT TO:

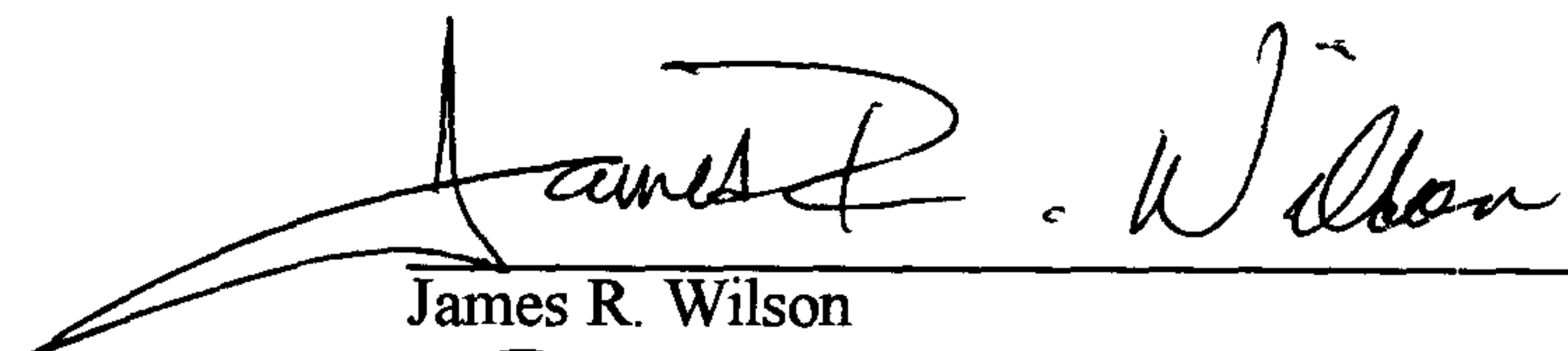
1. Ad valorem taxes due and payable October 1, 2004.
2. All restrictions, easements, Rights of parties in possession, encroachments, liens for services, labor, or materials, taxes or special assessments, building lines.
3. Easements, Encroachments, rights of ways, building set back lines, as shown on recorded plat

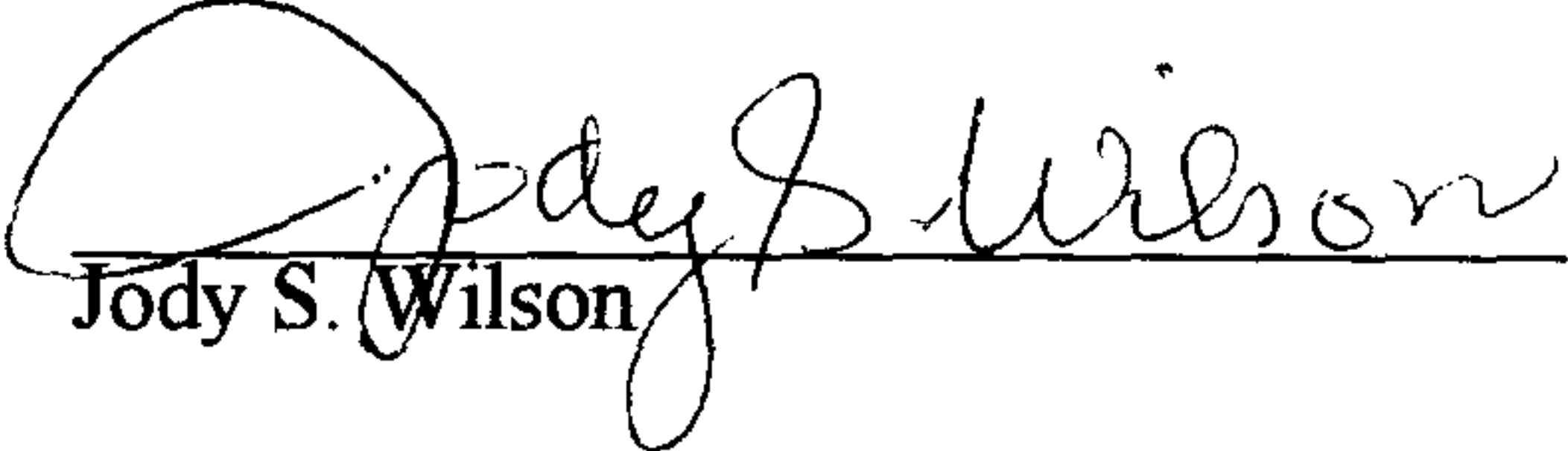
(\$160,481.00 of the purchase price was paid from a first and second mortgage loan closed simultaneously with delivery of this deed.)

TO HAVE AND TO HOLD unto the Grantee, his heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, his heirs, executors, administrators and assigns, that it is lawfully seized in fee simple of said premises, that the premises are free from all encumbrances except as aforesaid, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to the Grantee, his heirs, executors, administrators and assigns, forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 9th day of  
April, 2004.

  
James R. Wilson


  
Jody S. Wilson

STATE OF ALABAMA )

JEFFERSON COUNTY )

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that James R. Wilson and Jody S. Wilson, 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 the instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 9th day of April, 2004.

  
Notary Public

[NOTARIAL SEAL]

My Commission expires: 02/23/08