

# CORPORATION WARRANTY DEED

SEND TAX NOTICE TO :  
SHIRLEY A. SEWARD  
106 SHINE DRIVE  
PELHAM, ALABAMA 35214

State of Alabama  
SHELBY County

Know all men by these presents:

That in consideration of One Hundred Nineteen Thousand Seven Hundred Dollars and 00/100 (\$119,700.00)

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

J. ELLIOTT CORPORATION

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

SHIRLEY A. SEWARD

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

LOT 41, ACCORDING TO THE FINAL PLAT, WYNFIELD PARC, PHASE ONE, AS RECORDED IN MAP BOOK 27, PAGE 43, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

SUBJECT TO EASEMENTS, RESTRICTIONS, AND RIGHTS OF WAY OF RECORD.  
A FULL PURCHASE MONEY MORTGAGE WAS FILED SIMULTANEOUSLY HEREWITH.

TO HAVE AND TO HOLD, To the said SHIRLEY A. SEWARD his/her heirs and assigns forever.

And said J. ELLIOTT CORPORATION does for itself, its successors and assigns, covenant with said SHIRLEY A. SEWARD

his/her heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, 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 said heirs, executors and assigns forever, against the lawful claims of all persons.

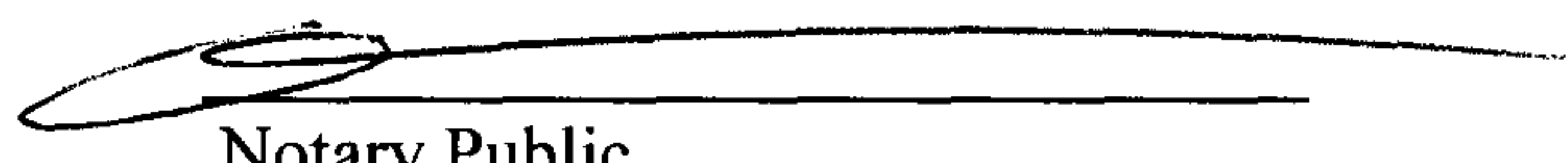
IN WITNESS WHEREOF, the said J. ELLIOTT CORPORATION, by J. W. ELLIOTT its PRESIDENT, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 23rd day of July, 2004.

ATTEST:

  
J. ELLIOTT CORPORATION

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned a Notary Public in and for said County, in said State, hereby certify that J. W. ELLIOTT whose name as PRESIDENT of J. ELLIOTT CORPORATION, a 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.  
Given under my hand and official seal, this the 23rd day of July, 2004.

  
Notary Public  
My Commission Expires: 1-25-07

66682

PREPARED BY ALAN KEITH 2100 LYNNGATE DRIVE BIRMINGHAM, AL 35216

