

Send tax notice to:

Mary J. Edwards

Leo C. Mueller, Jr.

4054 Greystone Drive

Birmingham, AL 35242

This instrument prepared by:

Stewart & Associates, P.C.

3595 Grandview Pkwy, #350

Birmingham, Alabama 35243

BHMO413560

STATE OF ALABAMA
COUNTY SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Seven Hundred Ten Thousand and 00/100 Dollars (\$710,000.00) in hand paid to the undersigned James P. Cornelius and Sandra J. Cornelius, husband and wife (hereinafter referred to as Grantors") by Mary J. Edwards and Husband, Leo C. Mueller Jr. (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 23, ACCORDING TO THE MAP AND SURVEY OF GREYSTONE-1ST SECTOR, 1ST PHASE, AS RECORDED IN MAP BOOK 14, PAGE 91, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2004 AND THEREAFTER.

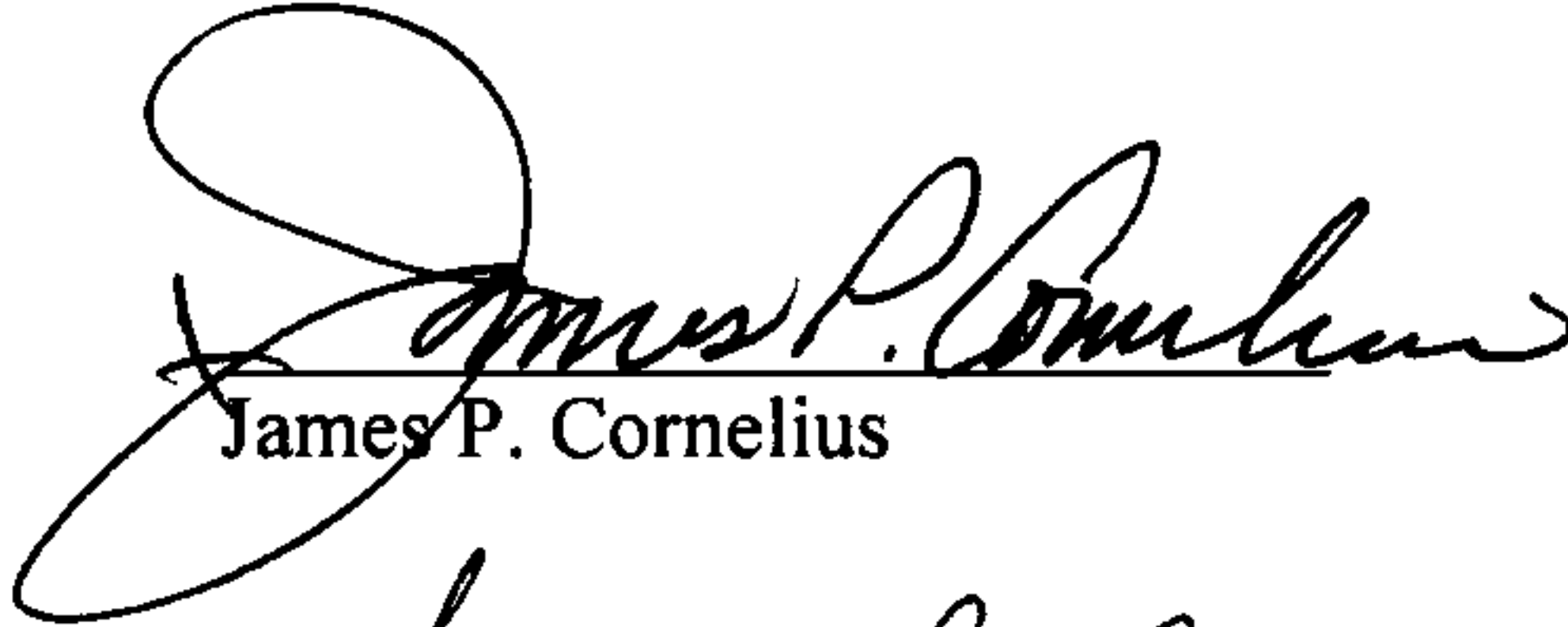
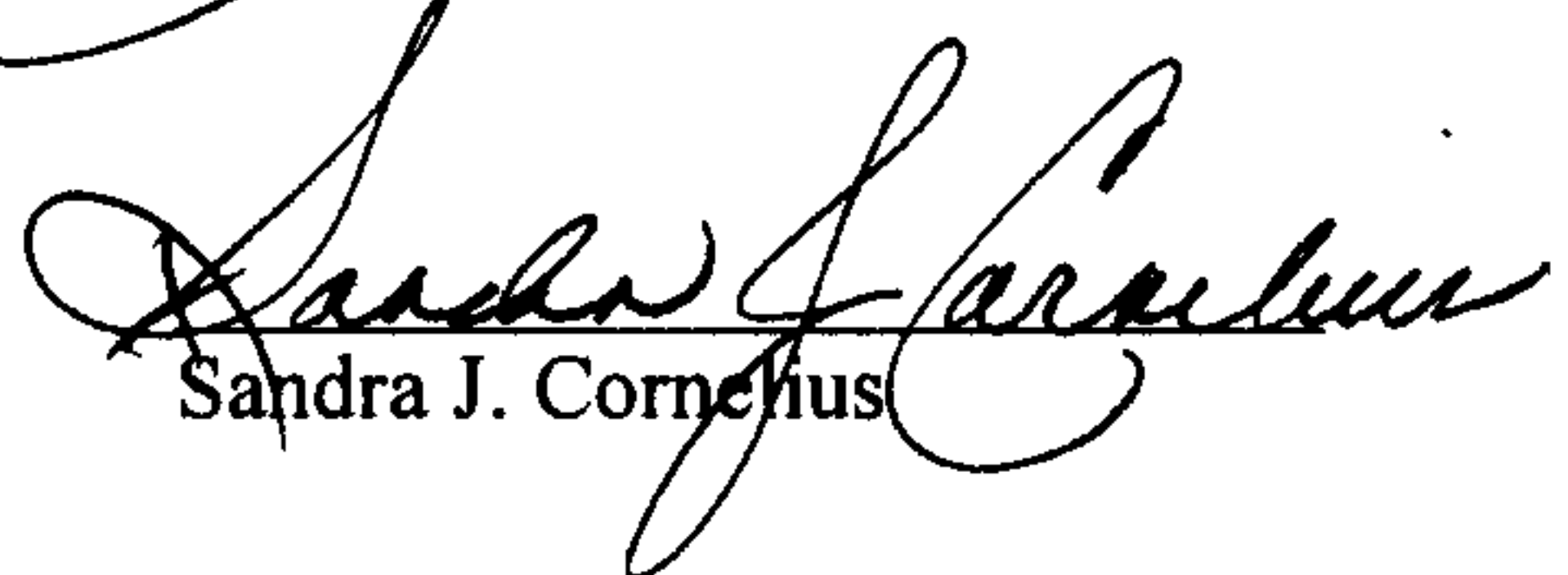
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

TO HAVE AND TO HOLD to Grantees, as joint tenants, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

RELI

IN WITNESS WHEREOF, Grantor(s) James P. Cornelius and Sandra J. Cornelius, husband and wife hereunto set their signature(s) and seal(s) on August 27, 2004.

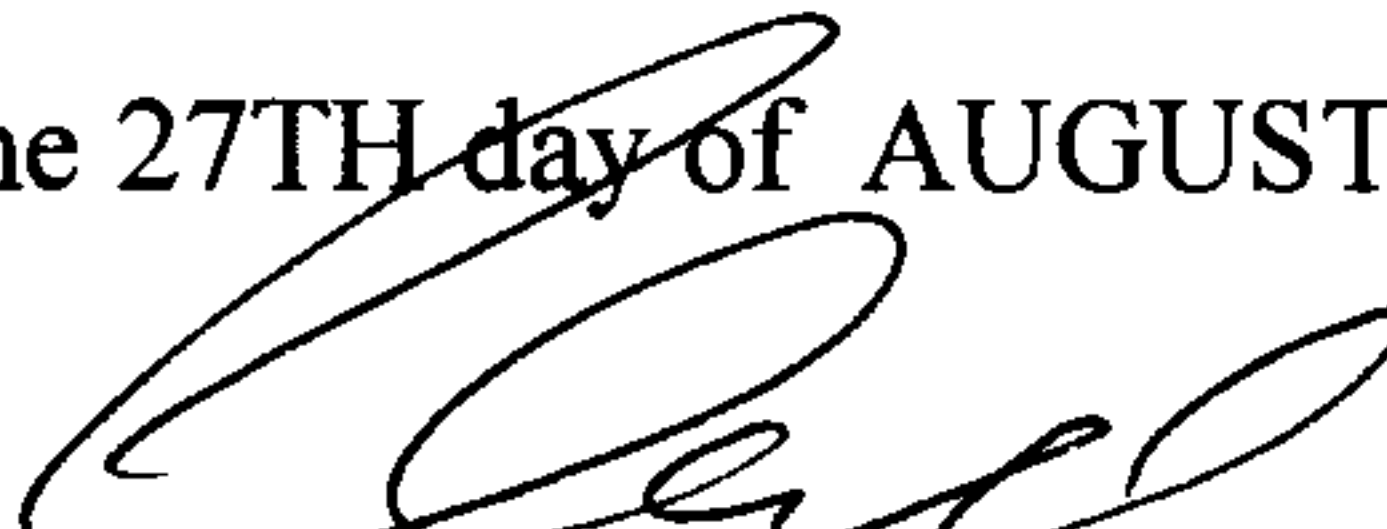

James P. Cornelius

Sandra J. Cornelius

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James P. Cornelius and Sandra J. Cornelius, husband and wife, whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 27TH day of AUGUST, 2004.

(NOTARIAL SEAL)


Notary Public
Print Name: Charles S. Stent, Jr.
Commission Expires: 4-13-08