

STATE OF ALABAMA

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COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Ten and NO/100 <sup>\$10,000.00 KT</sup> (\$10.00) Dollars and other good and valuable considerations to the undersigned **KAREN D. BERRY TRAYLOR, FORMERLY KNOWN AS KAREN D. BERRY AND HUSBAND, L. V. SCOTT TRAYLOR**, herein referred to as Grantors, in hand paid by **KAREN D. BERRY TRAYLOR** whose mailing address is 604 Talon Trace, Birmingham, Alabama 35242, herein referred to as Grantee, the receipt whereof is hereby acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the said Grantee all their right, title and interest in and to the following described real estate situated in Talladega County, Alabama:

Lot 2, according to the Amended and Corrected Map of Eagle Trace Phase 1, as recorded in Map Book 29, Page 142, in the Probate Office of Shelby County, Alabama.

The preparer of this instrument has not reviewed the status of the title to this property and acts only as the drafter of this instrument.

Deed Reference: Instrument No. 20020924000460780

TO HAVE AND TO HOLD unto the Grantee, and the heirs and assigns of Grantee, forever, together with any and all remainder or reversion interest therein;

And the Grantor does for herself and for her heirs, executors and administrators, covenant with the Grantee, her heirs and assigns that she is lawfully seized in fee simple of said premises, that it is free from all encumbrances, except as herein stated, that she has a good right to sell and convey the same as is done hereby, that she will and her heirs, executors and administrators shall warrant and defend the same to the said Grantee, her heirs and assigns forever against the lawful claims of all persons except any who claim under this instrument or any matter herein stated.

Wherever used herein, the singular number shall include the plural, the plural shall include the singular, the use of any gender shall include other genders, when applicable, and related words shall be changed to read as appropriate.

IN WITNESS WHEREOF, the said Grantor has hereunto set his hand and seal on this the 18<sup>th</sup> day of Sept, 2004.

Karen D. Berry Traylor  
Karen D. Berry Traylor, formerly known as  
Karen D. Berry

L. V. Scott Traylor  
L. V. Scott Traylor

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I, the undersigned authority in and for said County, in said State, hereby certify that Karen D. Berry Traylor, formerly known as Karen D. Berry and husband, L. V. Scott Traylor, 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 this instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 18<sup>th</sup> day of Sept, 2004.

Dwight D. Dowling  
Notary Public

THIS INSTRUMENT PREPARED BY:  
PROCTOR AND VAUGHN  
Post Office Box 2129  
Sylacauga, Alabama 35150  
45.4155