

Send Tax Notice to:
Dorothy S. Cummings
31 Wallace Road
Montevallo, AL 35115

This instrument was prepared by

(Name) WALLACE, ELLIS, FOWLER & HEAD, ATTORNEYS AT LAW
(Address) COLUMBIANA, ALABAMA 35051

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of **Love and affection, and One Dollar (\$1.00)** ^{\$10,000.00 DSC}, and other good and valuable consideration, to the undersigned grantor, in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, I, **Annie Laura Savage, a widow** (herein referred to as grantor), do grant, bargain, sell and convey unto my daughter, **Dorothy S. Cummings** (herein referred to as GRANTEE), the following described real estate situated in **Shelby County, Alabama** to-wit:

Lot 10 and Lot 11, in Block 3, according to map and survey of Wilmont Gardens Subdivision, as recorded in Map Book 4, page 6, in the Probate Office of Shelby County, Alabama.

This deed is given subject to the following protective covenants which shall run with the land: All lots are for residential purposes only and dwellings are restricted to a minimum cost of \$5500.00 containing at least 700 square feet in the main body of the house. All lots have a 30 foot building line from the street and a 7 foot side line clearance. An easement of 3 feet on each side of all lot lines for public utilities shall be reserved, and no buildings to be located thereon. No structures of a temporary nature such as trailers, tents, shacks, basements, garages or other outbuildings shall be used as a residence, either temporarily or permanently.

Willis Luther Savage, a/k/a W. L. Savage, was the husband of the grantor, and died August 3, 2003. He devised all of his property to the grantor, and his Last Will and Testament was admitted to probate in the Probate Court of Shelby County, Alabama, Case No. PR-2003-000496.

TO HAVE AND TO HOLD to the said grantee, her heirs and assigns forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said grantee, her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 21 day of Dec, 2004.

Annie Laura Savage
Annie Laura Savage

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Annie Laura Savage**, whose name 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of December, 2004.

James E. Colver
Notary Public