This instrument was prepared by: ATTORNEY CAROL L. LATHAM 181 West Valley Ave., Ste. 101 Homewood, Alabama 35209

Send Tax Notice To: Joe Boddie 305 Gables Drive Birmingham, AL 35244

STATE OF ALABAMA)
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COUNTY OF JEFFERSON)

WARRANTY DEED

20050628000320690 1/1 \$16.00 Shelby Cnty Judge of Probate, AL 06/28/2005 02:37:16PM FILED/CERT

THIS INDENTURE, made and entered into on this the 21st day of June 2005, by and between Glenna E. Ashworth, a married woman, and one and the same as Glenna E. Wilson, Neil H. King, Jr. and Vivian E. King, husband and wife, hereinafter referred to as Grantor(s), and Joe Boddie, hereinafter referred to as Grantee(s):

WITNESSETH:

That for and in consideration of the sum of Seventy Two Thousand Dollars and 00/100, (\$72,000.00), the receipt of which is hereby acknowledged, Grantor(s) do hereby grant, bargain, sell and convey unto the said Grantee(s), in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in and being in the County of Shelby, State of Alabama, to wit: Unit 305, Building 3 in The Gables, a condominium, a condominium located in Shelby

County, Alabama, as established by Declaration of Condominium and By-Laws thereto as recorded in Real Volume 10, page 177, together with an undivided interest in the common elements, as set forth in the aforesaid mentioned Declaration, said Unit being more particularly described in the floor plans and architectural drawings of The Gables, a Condominium, as recorded in Map Book 9, pages 41 thru 44, in the

All restrictions, easements, reservations and rights-of-way of record in the Office of the Probate Judge of Shelby County, Alabama.

Together with all and singular the tenements, hereditaments and appurtenances there unto belonging or in any wise appertaining.

Purchaser executed simultaneously herewith a purchase money mortgage in favor of First Heritage Mortgage for \$69,300.00.

TO HAVE AND TO HOLD unto the said Grantee, in fee simple, forever; together with every contingent remainder and right of reversion.

Grantor(s) represent and covenant with Grantee, her/his heirs and assigns, that Grantor(s) are seized of an indefeasible estate, in fee simple, in and to said described property, and that Grantor(s) have the lawful right to sell and convey the same; that said property is free of any and all liens, taxes and encumbrances whatsoever, and that Grantor(s) will forever warrant and defend Grantee, her/his heirs and assigns, in the quiet and peaceable possession of the same against the lawful claims or demands of any and all persons whomsoever.

IN WITNESS WHEREOF, Grantor(s) have hereunto set their hands and seals on this the day and in the year first herein above written.

Glenna E. Wilson, Grantor

SUBJECT TO:

Neil H. King, Jr., Grantor

Vivian E. King, Grantor

Shelby County, AL 06/28/2005 State of Alabama

Deed Tax:\$3.00

STATE OF Alabama

Acknowledgment

COUNTY OF Jefferson

I, the undersigned, a Notary Public, in and for said State and County, hereby certify that Glenna E. Wilson, a married woman, Neil H. King, Jr. and Vivian E. King, husband and wife, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily as his act on the day the same bears date.

Given under my hand and official seal this the 21st day of June 2005.

