



20050718000356690 1/1 \$242.00
Shelby Cnty Judge of Probate, AL
07/18/2005 11:01:11AM FILED/CERT

STATE OF ALABAMA)
COUNTY OF SHELBY)

WARRANTY DEED

Send Tax Notice to
Rebecca Miller

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Two Hundred Thirty Thousand Six Hundred Dollars (\$230,600.00), and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, I, Michael W. Dillon and wife Alana Shea Dillon (herein referred to as Grantors), do hereby GRANT, BARGAIN, SELL, and CONVEY unto Rebecca Waldrop Miller (herein referred to as Grantee), in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to-wit:

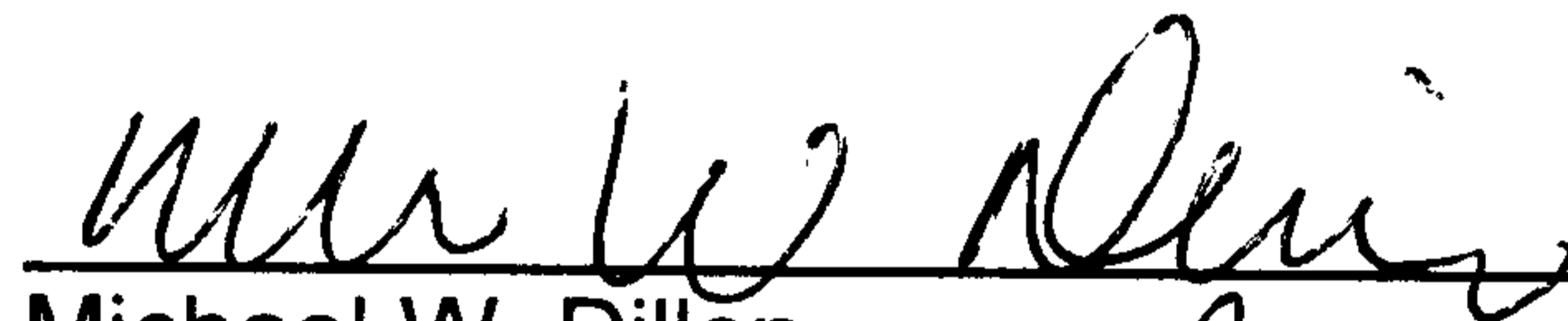
Lot 4, according to the Survey of Meadow Brook, 4th Sector, as recorded in Map Book 7, Page 67, in the Probate Office of Shelby County, Alabama.

This conveyance is subject to all easements, rights-of-way, and restrictions of record affecting said property, and taxes for the year 2005, a lien but not yet due and payable.

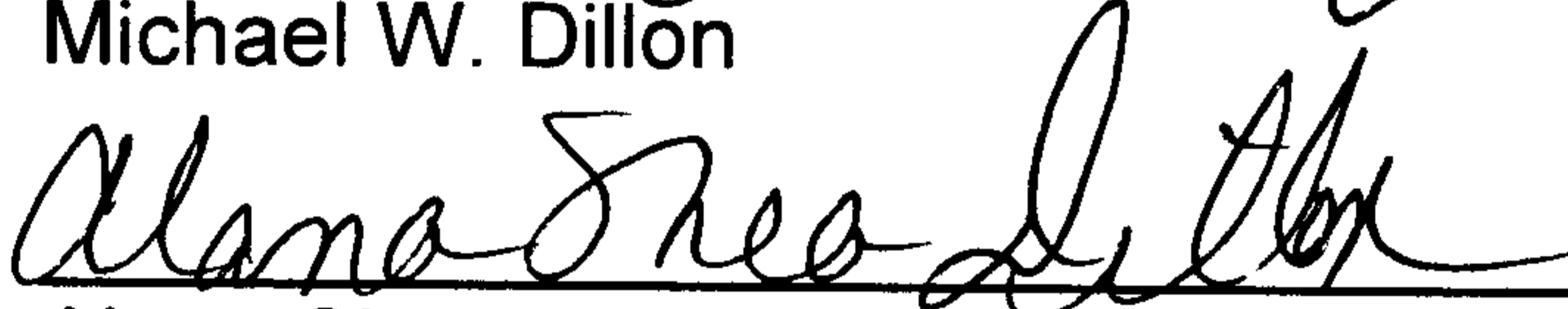
TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

And we do for ourselves and for our heirs and personal representatives covenant with the said Grantee, her heirs and assigns, that I have lawfully seized in fee simple of said premises; that they we are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, personal representatives, 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, we have hereunto set our hands and seals, this the 29th day of June, 2005.



Michael W. Dillon (Seal)

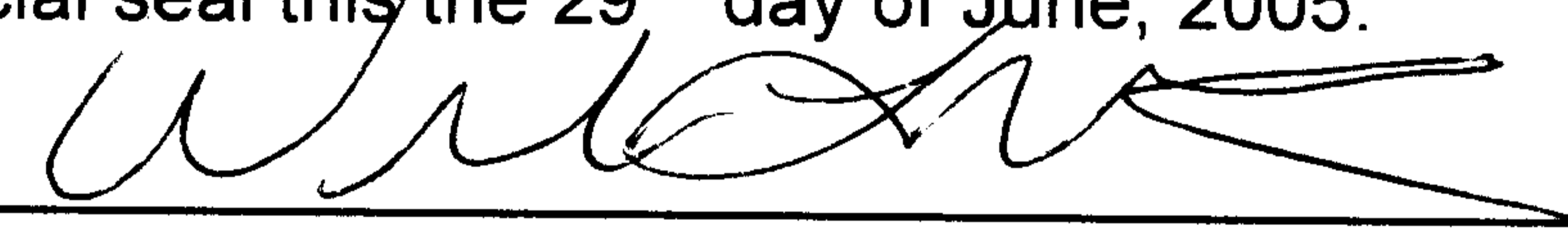


Alana Shea Dillon (Seal)

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, William L. Mathis, Jr. , a Notary Public, in and for said County in said State, hereby certify that Michael W. Dillon and Alana Shea Dillon, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of said conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 29th day of June, 2005.



Notary Public
My Commission Expires: 2-22-08

THIS INSTRUMENT PREPARED BY:
William L. Mathis, Jr., Attorney At Law
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1025 Montgomery Highway
Vestavia Hills, Alabama 35216
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Shelby County, AL 07/18/2005
State of Alabama
Deed Tax: \$231.00