



20050720000363070 1/2 \$164.00
Shelby Cnty Judge of Probate, AL
07/20/2005 01:18:00PM FILED/CERT

THIS INSTRUMENT PREPARED BY:
WILLIAM L. BROSS, ATTORNEY
2224 FIRST AVENUE NORTH
BIRMINGHAM, ALABAMA 35203

SEND TAX NOTICE TO:
Judith and Raymond Barrett
209 Grande Vista Way
Chelsea, AL 35043

GENERAL WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY)

Shelby County, AL 07/20/2005
State of Alabama

Deed Tax: \$150.00

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Three Hundred Twenty Eight Thousand, Nine Hundred and 00/100 Dollars (\$328,900.00) to the undersigned grantors, in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, we, Stephen R. Gipson and Denise L. Gipson, as husband and wife (herein referred to as the GRANTORS), do grant, bargain, sell and convey unto Judith and Raymond Barrett, as husband and wife, (herein referred to as the GRANTEES), the following described real estate, situated in Shelby County, Alabama, to wit:

Lot 20, according to the Survey of High Chaparral Sector 3, as recorded in Map Book 25, Page 83 A, B and C, in the Probate Office of Shelby County, Alabama.

Subject to all taxes for the year 2005, which constitute a lien accruing but not yet due and payable;

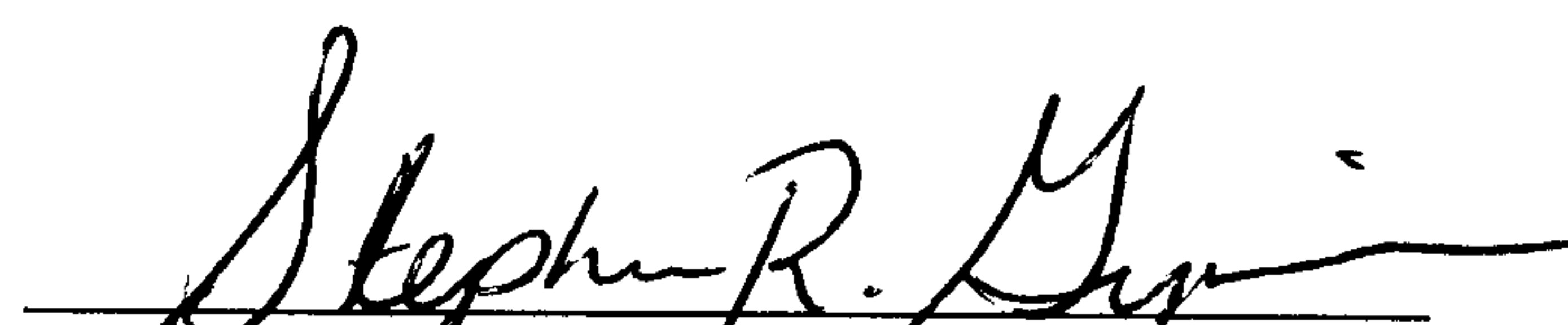
Subject to existing easements, restrictions, encumbrances, rights of way, limitations, if any, of record;

One Hundred Seventy-Eight Thousand, Nine Hundred and 00/100 Dollars (\$178,900.00) of the consideration recited above was paid from a mortgage loan executed simultaneously herewith.

TO HAVE AND TO HOLD TO the said GRANTEES, their heirs and assigns forever.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they 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, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

July IN WITNESS WHEREOF, we have hereunto set our hands and seals this 15th day of
_____, 2005.


Stephen R. Gipson

Stephen R. Gipson

Denise L. Gipson

Denise L. Gipson

STATE OF Alabama)
Jefferson COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stephen R. Gipson and Denise L. Gipson, 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 the conveyance, executed the same voluntarily on the day the same bears date.

Given under my hand this 15th day of July, 2005.

William Z. Brown

Notary Public
My commission expires:

NOTARIAL SEAL

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: July 2, 2007
BONDED THRU NOTARY PUBLIC UNDERWRITERS