


20050902000453920 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
09/02/2005 09:37:27AM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of ONE HUNDRED SIXTEEN THOUSAND \$(116,000.00****) in hand paid to the undersigned **CARMAX AUTO SUPERSTORES, INC., A VIRGINIA CORPORATION**, (herein referred to as **GRANTORS**) in hand paid by

WILLIAM P. BELEW,

, herein referred to as **GRANTEES**, herein the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, GRANT, BARGAIN, SELL and CONVEY unto GRANTEES, as joint tenants with right of survivorship, the following described real estate, situated in SHELBY County , ALABAMA, to-wit:

LOT 48, ACCORDING TO THE SURVEY OF SAVANNAH POINTE, SECTOR III, PHASE 1, AS RECORDED IN MAP BOOK 25, PAGE 113, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

ADVALOREM TAXES DUE 2005 AND THEREAFTER.

TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PREMISES, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES, IMMUNITIES AND RELEASE OF DAMAGES RELATING THERETO NOT OWNED BY GRANTORS.

RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

\$ 116,000.00***** OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The GRANTORS do for themselves, their heirs and assign, covenant with the said GRANTEES, their executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will and their heirs, executors, administrators and assigns forever warrant and defend against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, by its RELO MANAGER, CAROLYN HUXFORD, who is authorized to executed this conveyance, has hereunto set its signature and seal this 25TH day of AUGUST, 2005.

CARMAX AUTO SUPERSTORES, INC., A VIRGINIA CORPORATION

Carolyn Huxford
By: **Carolyn Huxford**
Its: **Manager, Corporate Relocation**

STATE OF VIRGINIA
COUNTY OF

I, the undersigned authority, A Notary Public in and for said County, in the State, hereby certify that Carolyn Huxford, whose name as Manager, Corporate Relocation of CARMAX AUTO SUPERSTORES, INC., A VIRGINIA CORPORATION, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of the instrument, he/she as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 19th day of August, 2005.

Dee M. Hamm
NOTARY PUBLIC
My Commission Expires: December 31, 2007

GRANTEE'S ADDRESS:

THIS INSTRUMENT PREPARED BY:
STEWART TITLE GUARANTY COMPANY
1980 POST OAK BLVD
HOUSTON, TX 77056