This instrument prepared I Estes, Sanders & Williams, LLC 3800 Colonnade Parkway, Suite 330 Birmingham, Alabama 35243

**This certified copy recorded in place of the original which has been lost* 150 Mallard Pointe Circle

Send Tax Notice To: Cynthia Wilson Williams Pelham, AL 35124

WARRANTY DEED

STATE OF ALABAMA }

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF SHELBY }

That in consideration of the sum of One Hundred Eighty-Five Thousand and 00/100 Dollars (\$185,000.00) to the undersigned grantor or grantors in hand paid by the GRANTEE herein, the receipt whereof is hereby acknowledged, I/we.

Rodney C. Hightower, an unmarried man

(herein referred to as GRANTORS) do grant, bargain, sell and convey unto

Cynthia Wilson Williams

(herein referred to as GRANTEE) the following described real estate situated in Jefferson County, Alabama, to-wit:

Lot 29, according to the Survey of Mallard Pointe Subdivision, as recorded in Map Book 10, Page 70, in the Probate Office of Shelby County, Alabama, being situated in Shelby County, Alabama.

Subject to: All Easements, Restrictions and Rights of Way of record.

\$175,750.00 of the consideration was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said GRANTEE, her heirs and assigns, forever.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anyway appertaining in fee simple.

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	WI	rness	W ₊	HERE	OF,	the	said	GR	ANTO	R has	hereunt	o set	his	signature	and	seal,	this	the	14 th	day	of
July,	2005																				•	

(Seal)	Rodney C. Hightower (Seal)
(Seal)	(Seal)
(Seal)	(Seal)

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Cynthia Wilson Williams, 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 14th day of July, 2005.

Notary Public -R. Timothy Estes

My Commission Expires: July 11, 2007

20050914000475300 1/1 \$20.50 Shelby Cnty Judge of Probate, AL 09/14/2005 08:39:33AM FILED/CERT

Shelby County, AL 09/14/2005 State of Alabama

Deed Tax: \$9.50