

700303

This instrument was prepared by

Esco and Benson, LLC
547 South Lawrence Street
Montgomery, AL 36104

SEND TAX NOTICE TO:

Mike Craft
78 Lake Kathryn Dr.
Skerrett, AL 35147

20051007000523300 1/3 \$24.00
Shelby Cnty Judge of Probate, AL
10/07/2005 08:42:53AM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF Shelby

Shelby County, AL 10/07/2005
State of Alabama

Deed Tax: \$7.00

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of ONE THIRTY TWO THOUSAND NO/100'S (\$132,000.00) DOLLARS to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, PATRICK LAMAR MERCIER AND JERELYN PARKER MERCIER, HUSBAND AND WIFE (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto MIKE CRAFT (herein referred to as GRANTEES, whether one or more), the following described real estate, situated in SHELBY County, Alabama to-wit:

SEE EXHIBIT "A" ATTACHED HERETO FOR LEGAL DESCRIPTION

\$125,000.00 of the consideration herein was derived from a mortgage loan closed simultaneously herewith.

This conveyance is made subject to covenants, restrictions, reservations, easements and rights-of-ways, if any, heretofore imposed of record affecting Grantor's title to said property, and municipal zoning ordinances now or hereafter becoming applicable and taxes or assessments now or hereafter becoming due against said property.

For advalorem tax purposes the property address is 5330 MEADOWLARK LANE, BIRMINGHAM, AL 35242, ~~JEFFERSON~~ Shelby County, Alabama

The preparer of this instrument has served as a scrivener only and has not examined title to the property for purposes of Grantors's representations made herein or rendered any opinion with respect thereto.

And I (we) do, for myself (ourselves) and for my (our) heirs, executors and administrators, covenant with said GRANTEES, his, her or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will, and my (our) heirs, executors and administrators shall warrant and defend the same to the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I/(we), PATRICK LAMAR MERCIER AND JERELYN PARKER MERCIER, have hereunto set my (our) hand(s) and seal(s) this 30TH DAY OF SEPTEMBER, 2005

PATRICK LAMAR MERCIER

(SEAL)

JERELYN PARKER MERCIER

(SEAL)

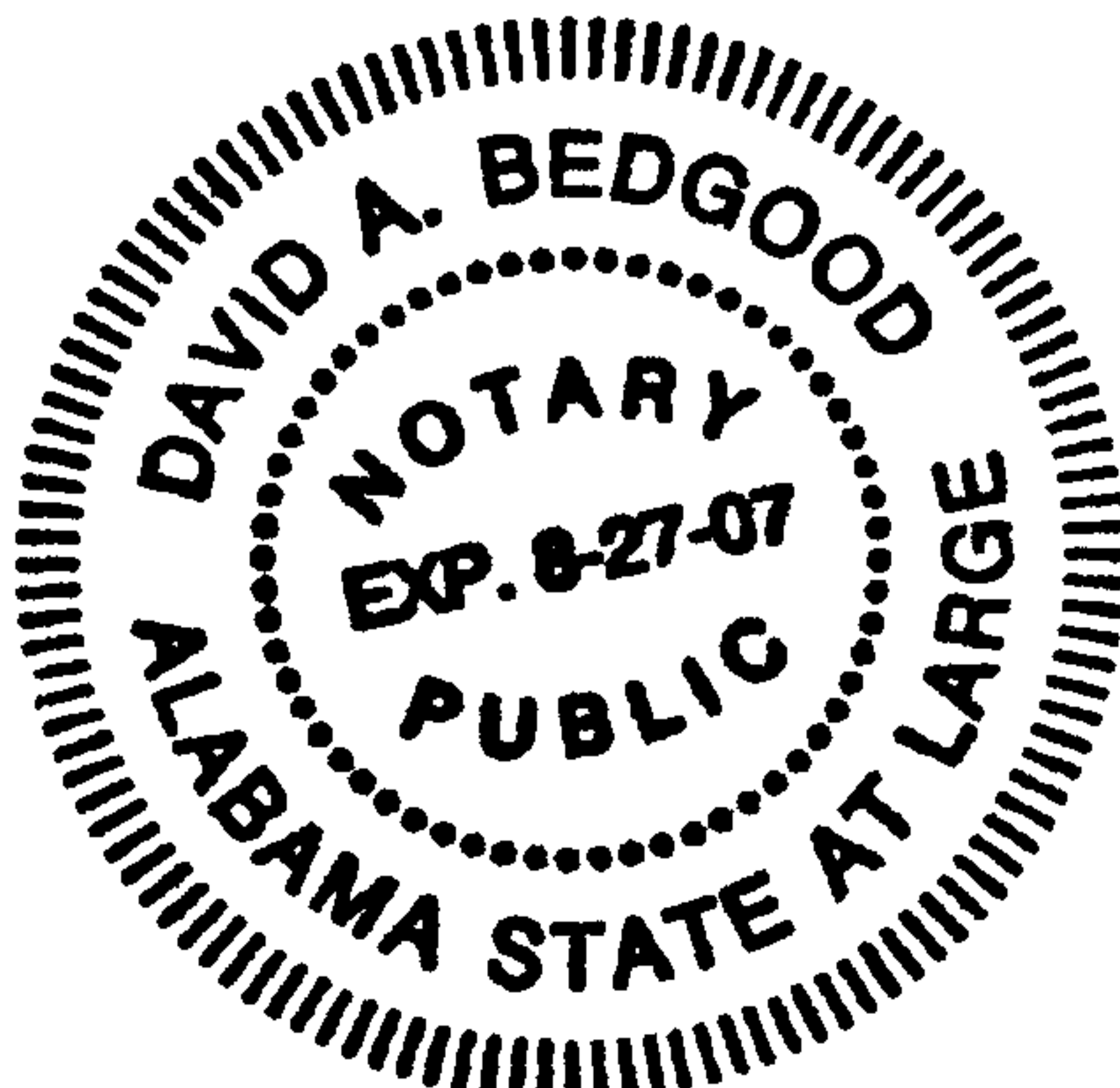
STATE OF ALABAMA
JEFFERSON COUNTY

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, here by certify that PATRICK LAMAR MERCIER 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 on the day the same bears date.

Given under my hand and official seal this 30TH DAY OF SEPTEMBER, 2005

Notary Public

My commission expires: _____



STATE OF ALABAMA
JEFFERSON COUNTY

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, here by certify that **JERELYN PARKER MERCIER** 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 on the day the same bears date.

Given under my hand and official seal this 30TH DAY OF SEPTEMBER, 2005


Notary Public
My commission expires: 44-06



20051007000523300 2/3 \$24.00
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EXHIBIT "A"

A TRACT LOCATED IN THE NORTHEAST QUARTER OF SECTION 31, TOWNSHIP 18 SOUTH, RANGE 1 WEST, MORE PARTICULARLY DESCRIBED AS FOLLOWS: PART OF TRACT 19, IN THE NORTHEAST QUARTER OF SECTION 31, TOWNSHIP 18 SOUTH, RANGE 1 WEST, AS SHOWN BY SURVEY MADE BY J. R. McMILLIAN, COUNTY SURVEYOR, AS SHOWN BY MAP DATED 8-18-45 AND RECORDED IN MAP BOOK 03, PAGE 54, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA. SAID PART MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE NORTHEAST CORNER OF SAID TRACT 19; THENCE RUN WEST ALONG THE NORTH LINE OF SAID TRACT 19 FOR 180 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE WEST ALONG SAID NORTH LINE 140 FEET; THENCE 90 DEGREES LEFT AND RUN SOUTH FOR 165 FEET TO THE SOUTH BOUNDARY OF SAID TRACT 19; THENCE EAST ALONG THE SOUTH BOUNDARY OF SAID TRACT 140 FEET; THENCE RUN NORTH 165 FEET TO THE POINT OF BEGINNING. LESS AND EXCEPT THE NORTHMOST 30 FEET FOR A COUNTY ROAD RIGHT OF WAY.