20051229000671020 1/3 $18.00
Shelby Cnty Judge of Probate,AL
12/29/2005 04:24:42PM FILED/CERT

This instrument prepared by:
Fred A. Ross, Esq.
Mid South Title Agency, Inc.
499 South President Street / P.O. Box 23429
Jackson, Mississippi 39201/39225-3429
Cendant File # 1571605

Beth Jones
2036 Knollwood Place
Birmingham, Alabama 35242

STATUTORY WARRANTY DEED
STATE OF ALABAMA

STATE OF Alabama

COUNTY OF Jefferson

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten Dollars ($10.00) and other good and valuable considerations to the undersigned Grantor, Cendant Mobility Financial Corporation, a Delaware Corporation, herein referred to as Grantor, in hand paid by

Beth JOnes and Bryan Welch

herein referred to as Grantee(s), the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto said Grantee(s), as joint tenants and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT A

TO HAVE AND TO HOLD to the said Grantee(s) his/her/their heirs and assigns forever; it being the intention of the parties to this conveyance, that if more than one Grantee, then to the Grantees as joint tenants with right of survivorship (unless the joint tenancy hereby created is severed or terminated during the joint lives of the Grantee(s) herein) in the event one Grantee herein survive the other, the entire interest in fee simple shall pass the surviving Grantee, and, if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

$84,000.00 and $336,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

IN WITNESS WHEREOF, the undersigned have hereto set their hands and seals this 16th day of December, 2005.

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CENDANT MOBILITY FINANCIAL CORPORATION, A DELAWARE CORPORATION

By: Tammie Parrett

(Name) Tammie Parrett

(Title) CLOSING AGENT

STATE OF MISSISSIPPI
COUNTY OF HINDS

I, the undersigned, a Notary Public in and for said County and State, hereby certify that Tammie Parrett, whose name as Closing Agent of Cendant Mobility Financial Corporation, A Delaware Corporation, 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, he/she, as such officer and with full authority, signed, executed and delivered the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this 10th day of December, 2005.

Angela D. Jackson
Notary Public

My commission Expires:
6-9-09

ANGELA D. JACKSON, HINDS COUNTY, MS
NOTARY
My Commission Expires
June 9, 2009
PUBLIC

20051229000671020 3/3 $18.00
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Exhibit A

Lot 1408, according to the map of Highland Lakes, 14th Sector, an Eddleman Community, as recorded in Map Book 30, Page 74 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Together with nonexclusive easement to use the private roadways, Common Area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision, recorded as Instrument # 1994-07111 and amended in Instrument # 1996-17543 and amended in Instrument # 1999-31095 in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 14th Sector, recorded in Instrument # 20021101000539740 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as, the "Declaration").