



20060207000062030 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
02/07/2006 11:24:36AM FILED/CERT

SEND TAX NOTICE TO:
Darin Cooper
1801 Chandamont Circle
Pelham, AL 35124

This instrument was prepared by
Richard B. McClelland, Attorney at Law
Preferred Title Agency, Inc.
300 Office Park Drive, Suite 230
Birmingham, Alabama 35223

WARRANTY DEED

STATE OF Alabama

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Seventy One Thousand dollars & no cents (\$171,000.00)**

To the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **Linda Day, Personal Representative, Estate of Haylene P. Parsons, Case No. PR-2005-000643** (herein referred to as Grantor, whether one or more), do hereby grant, bargain, sell and convey unto **Darin Cooper, a single man** (herein referred to as grantee, whether one or more), the following described real estate, situated in Jefferson County, Alabama, to-wit:

8385

LOT 49, ACCORDING TO THE MAP AND SURVEY OF CHANDALAR SOUTH, FIRST SECTOR, AS RECORDED IN MAP BOOK 5, PAGE 106, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Subject to: (1) Taxes for the year 2006 and subsequent years. (2) Easements, restrictions, reservations, rights-of-way, limitations, conditions of record, if any. (3) Mineral and mining rights, if any.

Subject to: Easements, restrictions and right of ways of record.

\$ 171,000.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

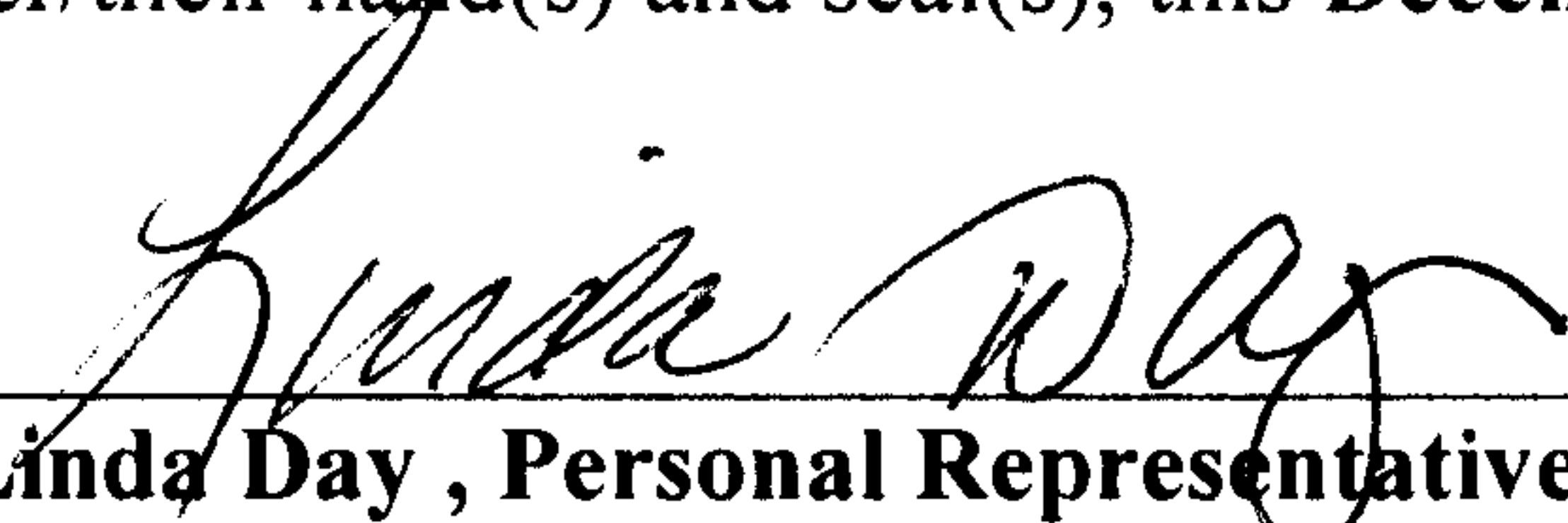
TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said **GRANTEES**, 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 noted 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 **GRANTEES**, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors have hereunto set his/her/their hand(s) and seal(s), this **December 30, 2005**.

_____(Seal)


_____(Seal)


_____(Seal)
Linda Day, Personal Representative
Estate of Haylene P. Parsons
Case No. PR-2005-000643
_____(Seal)

STATE OF ALABAMA

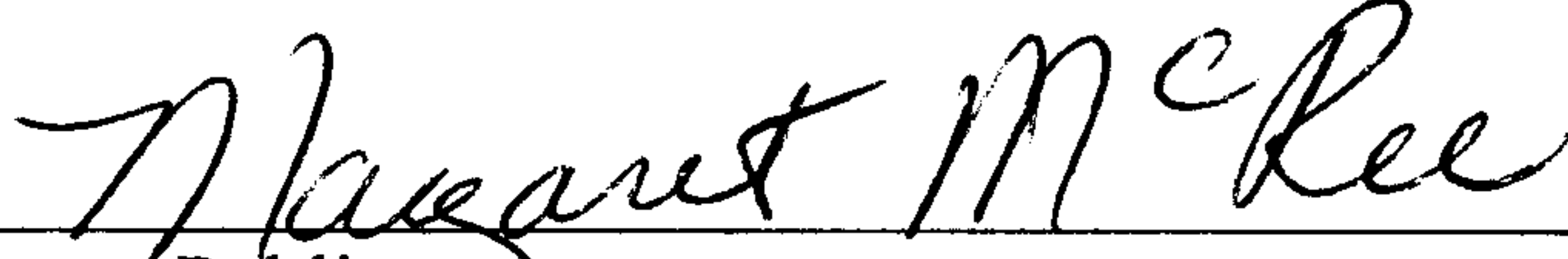
JEFFERSON COUNTY

General Acknowledgement


20060207000062030 2/2 \$15.00
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I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Linda Day, whose name as Personal Representative of the Estate of Haylene P. Parsons, Case No. PR-2005-000643**, 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 she, in her capacity as such Personal Representative of the Estate of Haylene P. Parsons, Case No. PR-2005-000643, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of December, 2005



Notary Public. *My Commission Expires 2-5-07*
(Seal)