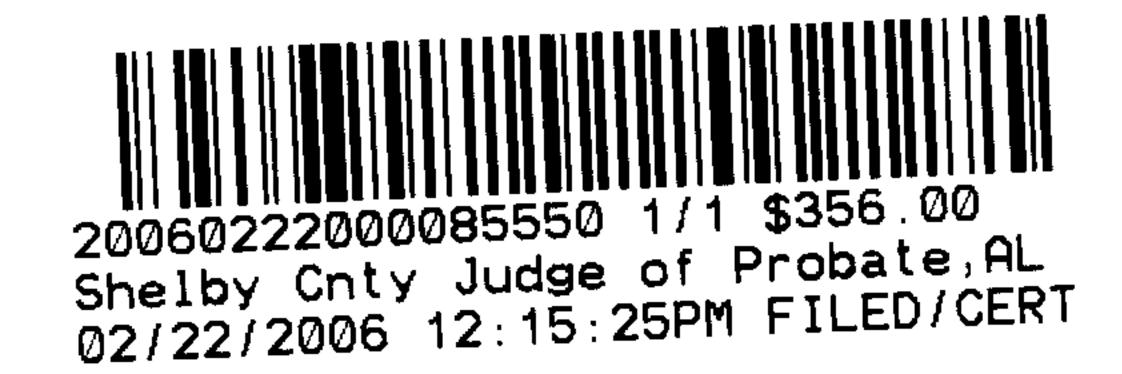
## PREPARED WITHOUT BENEFIT OF SURVEY PREPARER OF INSTRUMENT MAKES NO WARRANTY AS TO LEGAL DESCRIPTION

Send Tax Notice To: Martha Sue Sanford 1029 Eagle Lake Circle Birmingham, AL 35242



This instrument was prepared by: James W. Fuhrmeister ALLISON, MAY, ALVIS, FUHRMEISTER, & KIMBROUGH, L.L.C. P. O. Box 380275 Birmingham, AL 35238

| WARRANTY DEED                                              |                               |                                                                                                                                                                                                                                                                                                                           |
|------------------------------------------------------------|-------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| STATE OF ALABAMA                                           |                               | KNOW ALL MEN BY THESE PRESENTS,                                                                                                                                                                                                                                                                                           |
| COUNTY OF SHELBY                                           | )                             | TENOVIELE MEDITE I TELESETTES,                                                                                                                                                                                                                                                                                            |
| undersigned Grantors in hand<br>Sanford, and Martha Sue Sa | paid by the Canford, husbands | Fen and 00/100 (\$10.00) and other good and valuable consideration to the Grantees herein, the receipt of which is hereby acknowledged, John C. nd and wife, (herein referred to as Grantor,) do grant, bargain, sell and ied woman, (herein referred to as Grantee), the following described real nty of Shelby, to-wit: |
| Lot 765, according to                                      | o the Survey o                | f Eagle Point 7 <sup>th</sup> Sector – Phase 2. as recorded in Map Book                                                                                                                                                                                                                                                   |

Subject to existing easements, restrictions, current taxes, set-back lines, hights of way, limitations, if any, of record.

Shelby County, AL 02/22/2006 State of Alabama

Deed Tax: \$345.00

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

23, Page 115, in the Probate Office of Shelby County, Alabama.

And Grantors do for themselves and for their heirs and assigns, covenant with said Grantee, her heirs and assigns, that they are lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above; that they have a good right to sell and convey the same as aforesaid; that they will and their successors, assigns, heirs, executors, personal representatives 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 WITNESS WHEREOF, Grantors have hereunto set their hands and seals, this [32] day of February, 2006.

JOHN C. SANFORD

STATE OF ALABAMA COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that John C. Sanford and Martha Sue Sanford, husband and wife,, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the date the same bears date.

Given under my hand and official seal, this 1314 day of February, 2006.

Carol M. Kimberough

Notary Public

My commission expires: 2-2-09