20060502000205720 1/3 \$20.00 Shelby Cnty Judge of Probate, AL 05/02/2006 01:38:12PM FILED/CERT

This Document Prepared By:

Ronald Steven Massey 290 Dogwood Lane Vincent, AL 35178

After Recentling Send Tax Notice To:

Ronald and Cheryl Massey, et al 290 Dogwood Lane Vincent, AL 35178

Recording Requested by & When Recorded Return To: US Recordings, Inc. 2925 Country Drive

St. Paul. MN 55117

Assessor's Parcel Number: 072030001006.006

WARRANTY DEED

TITLE OF DOCUMENT

30602832-01 Cec. 1st

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

THAT in consideration of ONE AND NO/100 DOLLAR (\$1.00), to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Ronald Steven Massey and Cheryl Diane Massey, husband and wife, (herein referred to as grantor, whether one or more), whose mailing address is 290 Dogwood Lane, Vincent, Alabama 35178, grant, bargain, sell and convey unto Ronald Steven Massey and Cheryl Diane Massey, husband and wife, and Lester McKinney and Shirley McKinney, husband and wife, (herein referred to as grantee, whether one or more), whose mailing address is 290 Dogwood Lane, Vincent, Alabama 35178, the following described real estate, situated in Shelby County, Alabama, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

COMMONLY known as: 290 Dogwood Lane, Vincent, Alabama 35178.

Source of Title Ref.: Deed: Recorded November 1, 2000; BK 2000, PG 37967.

TO have and to hold to the said grantee, his, her or their heirs and assigns forever.

The land described herein (You must make a selection):

is homestead property of the said Grantor	
is NOT homestead property of the said Grante	O.

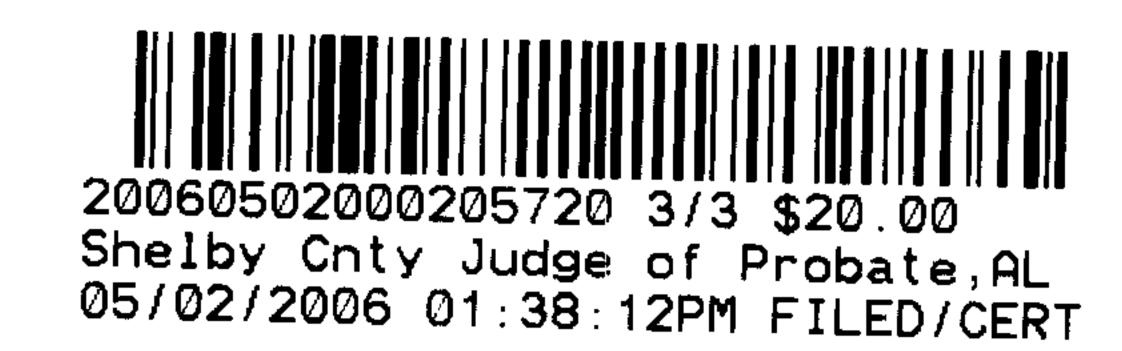
Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and easements now of record, if any.

The Fair Market Value of the property is \$72,280.

*All the above consideration was paid for by the Mortgage signed simultaneously."

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 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, Ronald Steven Massey and Cheryl Diane Massey have hereunto set my (our) hand(s) and seal(s), this 164 day of Much Cheryl Diane Massey Ronald Steven Massey General Acknowledgement 20060502000205720 2/3 \$20.00 Shelby Cnty Judge of Probate, AL 05/02/2006 01:38:12PM FILED/CERT $\frac{\partial V}{\partial RMA}$ J. $\frac{\partial TCHISON}{\partial RMA}$ a Notary Public in and for said County, in said State, hereby certify that Ronald Steven Massey and Cheryl Diane Massey, 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 above and foregoing conveyance, he/she/they executed the same voluntarily on the day the same bears date. NOTARY STAMP/SEAL Given under my hand and official seal of office this My Commission Expires: \(\sum 23,2007\)



Legal Description schedule "A"

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN SHELBY COUNTY, ALABAMA, TO-WIT:

FROM THE NORTHWEST CORNER OF THE SW 1/4 OF THE SE 1/4 OF SECTION 3, TOWNSHIP 19 SOUTH, RANGE 2 EAST, RUN SOUTHWARDLY ALONG THE WEST LINE OF SAID 1/4-1/4 A DISTANCE OF 451.71 FEET TO THE POINT OF BEGINNING; THENCE CONTINUE ALONG THE WEST LINE OF SAID 1/4-1/4 A DISTANCE OF 100.00 FEET; THENCE LEFT 89 DEGREES 50 MINUTES A DISTANCE OF 572.30 FEET; THENCE LEFT 89 DEGREES 53 MINUTES ALONG THE WEST RIGHT-OF WAY LINE OF A 40 FOOT ROAD A DISTANCE OF 100.00 FEET; THENCE LEFT 90 DEGREES 07 MINUTES A DISTANCE OF 572.80 FEET TO THE POINT OF BEGINNING HEREIN DESCRIBED.

FOR INFORMATIONAL PURPOSES ONLY: THE APN IS SHOWN BY THE COUNTY ASSESSOR AS 072030001006.006; SOURCE OF TITLE IS DOCUMENT NO. 2000-37967 (RECORDED 11/01/00)

U30662858-01LJ03

WARRANTY DEED LOAN# 0147501803 US Recordings