

BHM0600197

Send tax notice to:

WALTER M. COOK
140 MANGROVE DRIVE
ALABASTER, AL 35007

This instrument prepared by:

Stewart & Associates, P.C.
3595 Grandview Pkwy, #645
Birmingham, Alabama 35243

BHM 0600197

STATE OF ALABAMA
COUNTY SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Ten Thousand and 00/100 Dollars (\$110,000.00) in hand paid to the undersigned Brenda Weeks Parker, an unmarried person (hereinafter referred to as Grantors") by Walter M. Cook and Ana C. Cook (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 23, Block 5, according to the Map of Bermuda Hills, Second Sector, Second Addition, as recorded in Map Book 9, Page 259, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2006 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

BRENDA WEEKS PARKER IS THE SURVIVING GRANTEE OF THAT DEED RECORDED IN INSTRUMENT #1995-24433, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; THE OTHER GRANTEE, ALFRED KENNETH PARKER, HAVING DIED ON OR ABOUT THE 9TH DAY OF JUNE, 2005.

\$100,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators shall warrant and defend the same to the said grantee, their heirs and assigns forever against the lawful claims of all persons.

20060616000288720 2/2 \$24.00
Shelby Cnty Judge of Probate, AL
06/16/2006 01:26:47PM FILED/CERT

IN WITNESS WHEREOF, Grantor(s) Brenda Weeks Parker hereunto set their signature(s) and seal(s) on May 26, 2006.

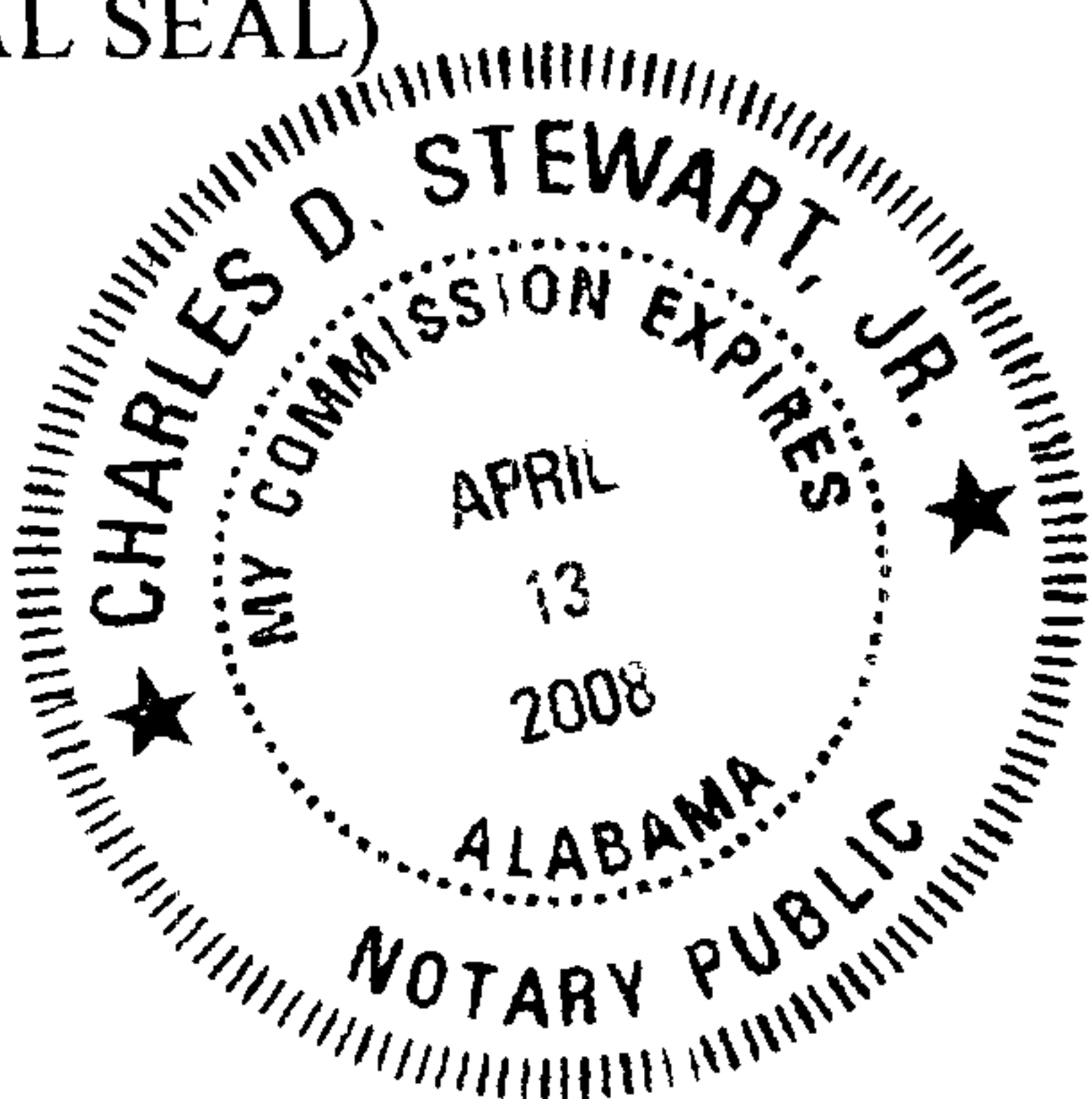
Brenda Weeks Parker
By BRENDA WEEKS PARKER

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Brenda Weeks Parker, whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of May, 2006.

(NOTARIAL SEAL)



Notary Public
Print Name: *Charles D. Stewart, Jr.*
Commission Expires: *4-13-08*