


\$165,900 of the Purchase Price was paid by a 1st mtg in the amount of \$132,700 and a 2nd mtg in the amount of \$33,180 filed simultaneously herewith.

THIS INSTRUMENT PREPARED BY:
✓ Douglas H. Scofield, Atty
P O BOX 381704
BIRMINGHAM, AL 35238

WARRANTY DEED


20061204000587630 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
12/04/2006 04:11:06PM FILED/CERT

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of ONE HUNDRED SIXTY FIVE THOUSAND NINE HUNDRED DOLLARS AND No/100, DOLLARS (\$165,900.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **CHARLES R. KIMBROUGH BY AND THROUGH HIS ATTORNEY INFACIT JENNIFER KIMBROUGH AND JENNIFER KIMBROUGH, HUSBAND AND WIFE**, (hereinafter called "Grantor") does hereby GRANT, BARGAIN, SELL AND CONVEY unto **CHARLOTTE ANTHONY, A MARRIED WOMAN**, (hereinafter called "Grantee"), the following described real estate, situated in **SHELBY** County, Alabama, to-wit:

"THIS IS A PURCHASE MONEY MORTGAGE"

See attached copy of Schedule A Legal Description:

Together with any improvements and/or personal property affixed thereto.

This conveyance is made subject to the following:

- 1. Taxes due October 1, 2006.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

Grantors do individually and for the heirs, executors and administrators of the Grantors covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, and administrators of the Grantors shall warrant and defend the said premises to the Grantees and the heirs and assigns of the Grantees forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed on this the 14th day of November, 2006

Charles R. Kimbrough Jr by Jennifer Kimbrough his attorney in fact
CHARLES R. KIMBROUGH BY AND THOUGH HIS ATTORNEY INFACIT JENNIFER KIMBROUGH

Jennifer Kimbrough
JENNIFER KIMBROUGH

STATE OF ALABAMA
JEFFERSON COUNTY

I, Douglas H. Scofield a Notary Public, for the State at Large, hereby certify that **CHARLES R. KIMBROUGH BY AND THROUGH HIS ATTORNEY INFACIT JENNIFER KIMBROUGH AND JENNIFER KIMBROUGH, HUSBAND AND WIFE** whose name is/are signed to the foregoing Warranty Deed, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that he , as such officer, and with full authority, executed the same voluntarily for and as the act of the corporation on the day the same bears dated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this the 14th day of November, 2006.

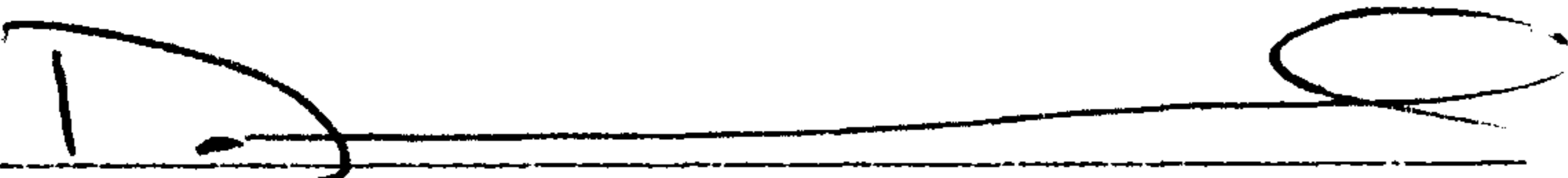


Notary Public: DOUGLAS H. SCOFIELD
My Commission Expires: 10/07/2010 (Seal)



EXHIBIT "A"
Legal Description


20061204000587630 2/2 \$15.00
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LOT 14, ACCORDING TO THE SURVEY OF STERLING GATE 1ST SECTOR, AS
RECORDED IN MAP BOOK 19, PAGE 90, IN THE PROBATE OFFICE OF
SHELBY COUNTY, ALABAMA.

ck/jk
jk