20070322000130220 1/1 $12.00
Shelby Cnty Judge of Probate, AL
03/22/2007 08:05:04AM FILED/CERT

THIS INSTRUMENT PREPARED BY: SEND TAX NOTICE TO:

NAME: Charlie F. Chancellor

ADDRESS: 219 Oxmoor Circle, Suite 5 Birmingham, Alabama 35209

WARRANTY DEED (Without survivorship)

THIS FORM PROVIDED BY **ALABAMA TITLE CO., INC.**, Birmingham, Alabama

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State of Alabama

COUNTY JEFFERSON

Know all Men by These Presents, that in consideration of Twenty-four thousand, three hundred and no/100 Dollars ($24,300.00) to the undersigned, **Charlie F. Chancellor d/b/a C & W Construction,** GRANTOR (whether one or more), in hand paid by the,

Barry Chancellor d/b/a Chancellor Construction, GRANTEE herein, the receipt whereof is acknowledged, I or we, (herein referred to as GRANTOR, whether one or more), grant, bargain, sell and convey unto (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in County, Alabama, to-wit:

Lot 999, according to the Final Plat of Waterford Highlands, Sector 4, Phase 2, as recorded in Map Book 36, Page 15 A & B, in the Probate Office of Shelby County, Alabama. $129,440.00 of the purchase price recited herein was paid from proceeds of mortgage loan closed simultaneously herewith.

This property does not constitute the homestead of the Grantor herein nor Grantor's spouse.

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, I/We have hereunto set my/our hand(s) and seal(s) this **1st day of March, 2007**.

Charlie F Chancellor
CHARLIE F. CHANCELLOR DBA
C & W CONSTRUCTION

STATE OF ALABAMA)

COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **CHARLIE F. CHANCELLOR D/B/A C & W CONSTRUCTION,** 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 conveyance (s)he/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 1st day of **March, 2007**.

JANICE HOLT
COMM. EXP.
NOTARY
PUBLIC
11-17-2008
ALABAMA STATE AT LARGE

Janice Holt