

Instrument Prepared by:

Keri Mason Roth

Morris Hardwick Schneider, LLC 3535 Grandview Parkway, Suite 610

Birmingham, AL 35243 File #: BRM-070200024S Send Property Tax Bills to:

290 Forest Lake Dr. Stareett, AL 35147

WARRANTY DEED

State of Alabama County of Shelby

THIS INDENTURE made this 2nd day of March, 2007, between

Patrick Bryan Ray, a(n) <u>UN</u> married man

as party or parties of the first part, hereinafter called Grantor, and

Jeannie C. Jones

\$127991.50

as party or parties of the second part, hereinafter called Grantee (the words "Grantor" and "Grantee" to include their respective heirs, successors and assigns where the context requires or permits).

WITNESSETH that: Grantor, for and in consideration of the sum of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable considerations in hand paid at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto the said Grantee to the survivor of them, forever in FEE SIMPLE, the following described property:

Lot 626, according to the survey of Forest Lakes, Sector 12, as recorded in Map Book 34, Page 3 in the office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to all easements and restrictions of record.

is not the homestead of the grantor(s). The subject property X is or

TO HAVE AND TO HOLD the said tract or parcel of land, with all and singular the rights, members and appurtenances thereof, the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of the said Grantees, forever in FEE SIMPLE.

AND THE SAID Grantor will warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has hereunto set grantor's hand and seal this day and year first above written. (Seal)

By: Karon D. Ray, Attorney-in-fact
by his AIF Karra L. Kary State of Alabama
County of Shelby

The lindusianell, a Notary Public, in and for said County in said State, hereby certify that Karon D. Ray, whose name as Attorney in Fact for Patrick Bryan Ray, a(n) married man, is signed to the foregoing conveyance, and who is known to me or provided adequate proof of identification, acknowledged before me on this day that, being informed of the contents of the conveyance he/she, in his/her capacity as such Attorney-in-Fact, and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 2 day of March

My Commission Expires ub-17-07. Notaky Public

My Commission Expires:

The ecosideration was paid from the Foceeds of a Micrigage Tosa filed simultaneously nerewith.

[Seal]

127991,00

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