

SEND TAX NOTICE TO:
Maria L. Jones
4054 Old Cahaba Parkway
Helena, Alabama 35080

This instrument was prepared by
Shannon E. Price, Esq.
P. O. Box 19144
Birmingham, AL 35219

904214

WARRANTY DEED

STATE OF Alabama

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Seventy Nine Thousand Nine Hundred dollars & no cents (\$179,900.00)**
To the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I,
Cynthia J. Treadwell, n/k/a Cynthia J. Holston, a married woman (herein referred to as Grantor, whether one or more), do hereby
grant, bargain, sell and convey unto **Maria L. Jones, a single woman** (herein referred to as grantee, whether one or more), the
following described real estate, situated in Jefferson County, Alabama, to-wit:

**LOT 1795, ACCORDING TO THE SURVEY OF OLD CAHABA IV, 2ND
ADDITION, PHASE 5, AS RECORDED IN MAP BOOK 34, AT PAGE 53
IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.**

Subject to: (1) Taxes for the year 2009 and subsequent years. (2) Easements, restrictions,
reservations, rights-of-way, limitations, conditions of record, if any. (3) Mineral and mining
rights, if any.

\$176,641.00 of the purchase price is being paid by the proceeds of a first mortgage loan
executed and recorded simultaneously herewith.

**The above described property does not represent the homestead of Cynthia J. Treadwell, n/k/a Cynthia J. Holston nor her
spouse.**

1. Real estate taxes for the year 2009 and subsequent years, not yet due and payable.
2. Municipal improvements assessments, fire district dues and homeowners' association fees against
subject property, if any.
3. Any ownership interest in any oil, gas, and minerals or any rights in connection herewith, and said oil,
gas, and mineral interests, and all rights of entry, including the right to mine or extract such oil, gas and
mineral interests.

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.



20090529000204050 1/2 \$17.50
Shelby Cnty Judge of Probate, AL
05/29/2009 02:29:37 PM FILED/CERT

Shelby County, AL 05/29/2009

State of Alabama

Deed Tax : \$3.50

IN WITNESS WHEREOF, Grantors have hereunto set his/her/their hand(s) and seal(s), this May 22, 2009.

Cynthia J. Treadwell
Jeff Jones
Cynthia J. Treadwell, n/k/a Cynthia J. Holston, By: Jeff Jones, Attorney in Fact (Seal)

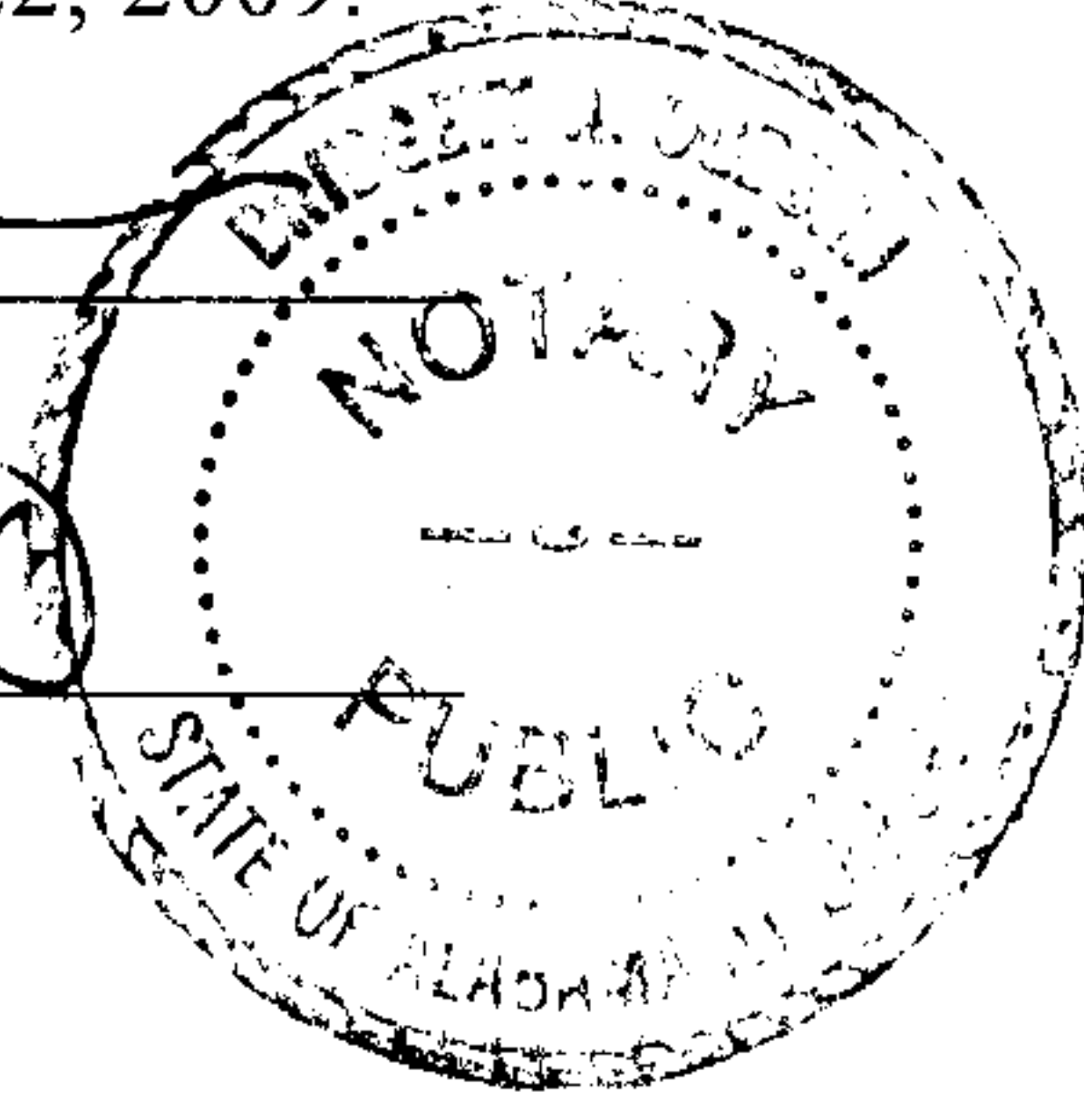
STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that **Cynthia J. Treadwell, n/k/a Cynthia J. Holston, a married woman, whose name is signed by Jeff Jones, as Attorney in Fact**, to the foregoing conveyance and who is known to me, acknowledged before me this date that, being informed of the conveyance, he (she), in his (her) capacity as such Attorney in Fact, and with full authority, executed the same voluntarily on the date the same bears date.

Given under my hand and seal on May 22, 2009.

Richard D. Ogden
Notary Public



My commission expires: 08-18-10



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