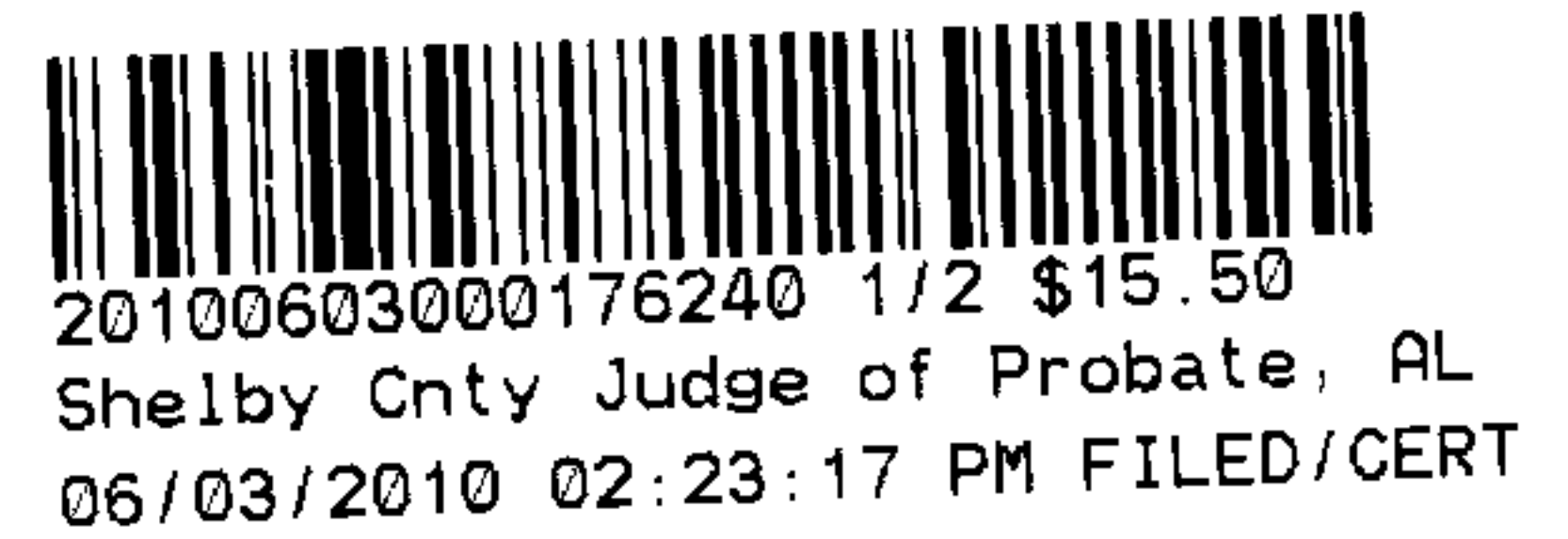


This Instrument Was Prepared By:
Holliman Law Firm
2491 Pelham Pkwy, 205-663-0281
Pelham, Al 35124

\$75,000.00



STATE OF ALABAMA
COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Ten and no/100 (\$10.00) Dollars to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, Mary Teresa Dunaway Harris, a married woman and Richard Eugene Dunaway, a married man, not homestead, (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto Timothy Lee Rippey, the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lots 23, 24, 25 and 26, in Block 1, according to the Map of Dunwar Estates as recorded in Map Book 3, Page 154, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

The property being conveyed does not constitute the homestead of Mary Teresa Dunaway Harris nor the homestead of her spouse.

The property being conveyed does not constitute the homestead of Richard Eugene Dunaway nor the homestead of his spouse.

\$73,641.00 of the purchase price was paid from a purchase money first mortgage recorded herewith.

Grantee's address: 190 Dunwar Dr
Calera, Alabama 35040

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTORS do for themselves, their successors and assigns covenant with the said GRANTEE, his heirs and assigns, that GRANTORS are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that GRANTORS have a good right to sell and convey the same as aforesaid; that GRANTORS will and their heirs and assigns shall,

warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against The lawful claims of all persons. I N WITNESS WHEREOF, we have hereunto set our hands and seals on this the 21 day of May, 2010.

Mary Teresa Dunaway Harris
Mary Teresa Dunaway Harris

Richard Eugene Dunaway by Mary Teresa Dunaway
Richard Eugene Dunaway, by Mary stair *as attorney in fact*
Teresa Dunaway Harris, as attorney-in-fact

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Mary Teresa Dunaway Harris and Richard Eugene Dunaway,* married, not homestead, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date. *by Mary Teresa Dunaway Harris in her capacity as such Attorney in Fact, and with full authority,

Given under my hand and official seal this the 21 day of May, 2010.

[Signature]
Notary Public

My Commission Expires:

8.29.10



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Shelby Cnty Judge of Probate, AL
06/03/2010 02:23:17 PM FILED/CERT