SEND TAX NOTICE TO:
Yu-Ting Liu
4858 Riverwood Place
Birmingham, AL 35242

20060822000410200 1/2 $157.00
Shelby Cnty Judge of Probate, AL
08/22/2006 01:37:21PM FILED/CERT

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

WARRANTY DEED

STATE OF Alabama

KNOW ALL MEN BY THESE PRESENTS:

Shelby COUNTY

That in consideration of **One Hundred Forty Three Thousand and No/100 Dollars ($143,000.00)**
To the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged,, **Roger M. Williamson and wife, Rebecca L. Williamson** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Yu-Ting Liu, an unmarried woman** (herein referred to as grantee, whether one or more), the following described real estate, situated in **Shelby** County, Alabama, to-wit:

LOT A, BLOCK 2, ACCORDING TO THE SURVEY OF RIVERWOOD FIRST SECTOR, AS RECORDED IN MAP BOOK 8, PAGE 49, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
SITUATED IN SHELBY COUNTY, ALABAMA

Shelby County, AL 08/22/2006
State of Alabama

Deed Tax:$143.00

Subject to:

1. The lien of Ad Valorem taxes for the year 2006 are a lien but neither due nor payable until 1 October, 2006.
2. Municipal improvements assessments and fire district dues against subject property, if any.
3. Title to all oil, gas and minerals within and underlying the premises, together with all oil and mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights.
4. Subject to Covenants, conditions and restrictions (deleting therefrom, any restrictions indicating any preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin) as set forth in the document recorded in Map Book 8, Page 49, Misc. Volume 39, Page 880, Misc. Volume 40, Page 658 and Misc. Volume 40, Page 659, in the Probate Office of Shelby County, Alabama.
5. Right of Way to Alabama Power Company as recorded in Volume 220, Page 43, Volume 226, Page 141, Volume 247, Page 422, Volume 279, Page 387 and Volume 333, Page 700.
6. Right of Way to Southern Bell Telephone and Telegraph Company as recorded in Volume 277, Page 219, Volume 334, Page 207 and Volume 227, Page 442.
7. Agreement in favor of Alabama Power Company for underground utilities as recorded in Volume 40, Page 659. 13. Building lines, right of ways, easements, restrictions, reservations and conditions, if any, as recorded in Map Book 8, Page 49.

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, Grantors have hereunto set his/her/their hand(s) and seal(s), this August 11, 2006

Roger M. Williamson (Seal)
Roger M. Williamson

Rebecca L. Williamson (Seal)
Rebecca L. Williamson

STATE OF Alabama

General Acknowledgment

Jefferson COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that **Roger M. Williamson and wife, Rebecca L. Williamson** 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 he/she/they have/has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this August 11, 2006 .

Commission 3/28/2010

Notary Public.

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