

Send tax notice to:

WESLEY STILWELL
1318 MICHAEL DRIVE
ALABASTER, AL, 35007

STATE OF ALABAMA
Shelby COUNTY

This instrument prepared by:
CHARLES D. STEWART, JR.
Executive Real Estate Group, LLC
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

2010183



20100601000172560 1/2 \$17.00
Shelby Cnty Judge of Probate, AL
06/01/2010 03:00:54 PM FILED/CERT

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Fifty-Seven Thousand Five Hundred and 00/100 Dollars (\$157,500.00) in hand paid to the undersigned, HENRY J. BOEMER, JR. and JAMIE BOEMER, HUSBAND AND WIFE (hereinafter referred to as "Grantors") by WESLEY STILWELL and JULIE STILWELL (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 110, ACCORDING TO THE SURVEY OF SCOTTSDALE, THIRD ADDITION, AS RECORDED IN MAP BOOK 8, PAGE 123, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

THE PURCHASE OF THE HEREIN DESCRIBED REAL PROPERTY IS BEING FINANCED IN WHOLE OR IN PART BY THE PROCEEDS OF A PURCHASE MONEY MORTGAGE BEING EXECUTED SIMULTANEOUSLY HEREWITH.

WESLEY STILWELL IS ONE AND THE SAME PERSON AS ROBERT WESLEY STILWELL.

SUBJECT TO:

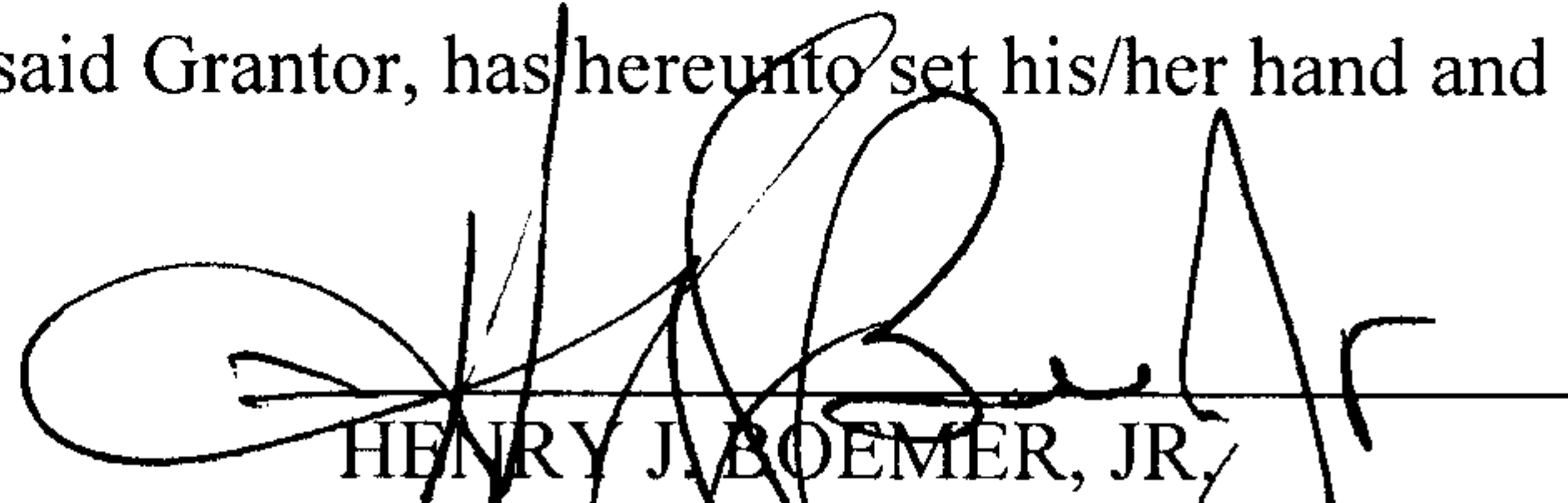
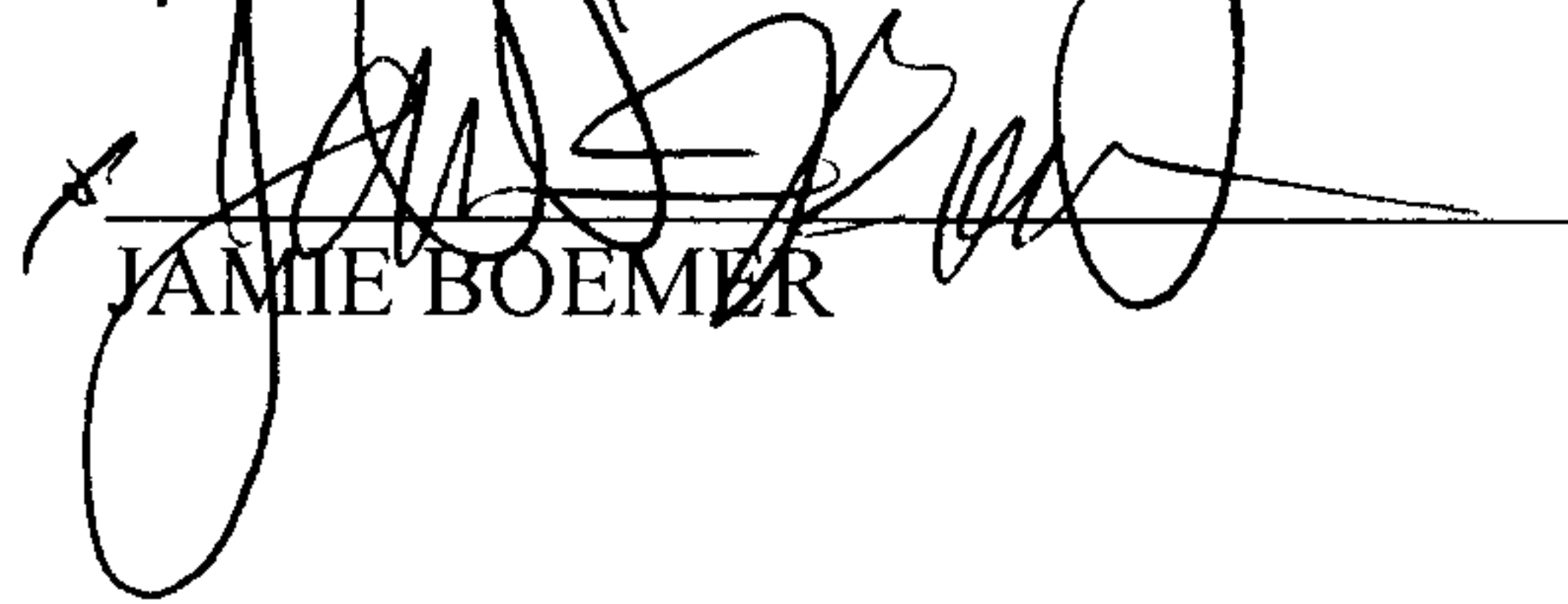
1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2009 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2010.
2. ANY ENCROACHMENTS, ENCUMBRANCE, VIOLATION, VARIATION, OR ADVERSE CIRCUMSTANCE AFFECTING THE TITLE THAT WOULD BE DISCLOSED BY AN ACCURATE AND COMPLETE LAND SURVEY.
3. EASEMENTS AND BUILDING LINES AS SHOWN ON RECORDED MAPS.
4. RESTRICTIONS APPEARING OF RECORD IN MIS. VOL 51, PAGE 631, BUT DELETING ANY REESTRICTIONS BASED ON RACE, COLOR, CREED OR NATIONAL ORIGIN.
5. RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY.
6. RIGHT OF WAY TO SOUTHERN BELL TELEPHONE AND TELEGRAPH COMPANY.
7. RIGHT OF WAY TO SOUTHERN NATURAL GAS CORPORATION.
8. TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PROPERTY, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES, IMMUNITIES AND RELEASE OF DAMAGES RELATING THERETO AND ANY DAMAGES RELATING TO THE EXERCISE OF SUCH RIGHTS OR THE EXTRACTION OF SUCH MINERALS.

Shelby County, AL 06/01/2010
State of Alabama
Deed Tax : \$3.00

\$154,646.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF
A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, its successors and assigns forever.
The Grantor does for itself, its successors and assigns, covenant with the Grantee, its
successors and assigns, that it is lawfully seized in fee simple of said premises; that they
are free from all encumbrances, except as shown above; that it has a good right to sell and
convey the same as aforesaid; and that it will, and its successors and assigns shall,
warrant and defend the same to the Grantees, their heirs, executors, administrators and
assigns forever against the lawful claims of all persons.

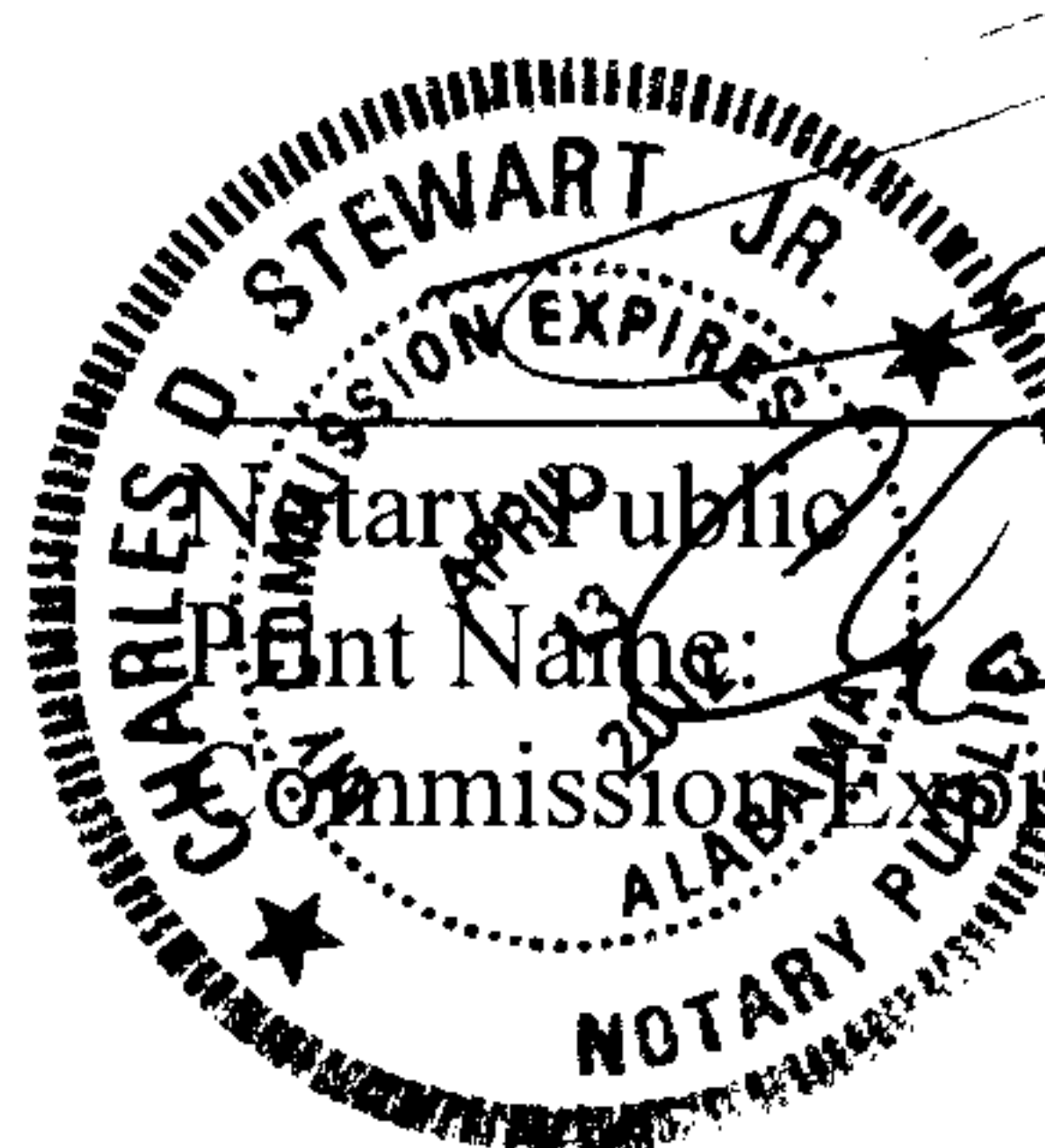
IN WITNESS WHEREOF, said Grantor, has hereunto set his/her hand and seal
this the 27th day of May, 2010.


HENRY J. BOEMER, JR.

JAMIE BOEMER

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that HENRY J. BOEMER, JR. and JAMIE BOEMER, whose names are signed to
the foregoing instrument, and who are known to me, acknowledged before me on this
day, that, being informed of the contents of the said instrument, they executed the same
voluntarily on the day the same bears date.

Given under my hand and official seal this the 27th day of May, 2010.


Charles D. Stewart, Jr.
4-13-12