


This instrument prepared by:
Sandy F. Johnson
Attorney at Law
3170 Highway 31 South
Pelham, Alabama 35124

SEND TAX NOTICE TO:
Debbie A. Moore

100 Holland Trail
Pelham, Alabama 35124

GENERAL WARRANTY DEED


20100609000182660 1/1 \$13.50
Shelby Cnty Judge of Probate, AL
06/09/2010 02:02:41 PM FILED/CERT

STATE OF ALABAMA)

Shelby COUNTY)

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **One Hundred Fifty Five Thousand dollars and Zero cents (\$155,000.00)** to the undersigned grantor in hand paid by the grantee herein, the receipt whereof is acknowledged, I/we, **Thomas Robert Givan and wife, Alexa Martinez Givan**, (hereinafter grantor, whether one or more), do grant, bargain, sell and convey unto **Debbie A. Moore** (hereinafter grantee, whether one or more), all of my/our right, title and interest in the following described real estate, situated in **Shelby County, Alabama**:

Lot 55, according to the Subdivision Plat of Holland Lakes , Sector One, as recorded in Map Book 34, Page 85, in the Probate Office of Shelby County, Alabama.

Together with the nonexclusive easement to use the Common Areas as more particularly described in Holland Place Declaration of Covenants, Conditions and Restrictions as recorded in Instrument No. 2005046000199570 in the Probate Office of Shelby County, Alabama (the "Declaration").

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

\$152,940.00 of the consideration recited herein is from the proceeds of a purchase money mortgage .

TO HAVE AND TO HOLD unto the said grantee, and grantee's heirs and assigns, forever. And grantor does for the grantor and for the grantor's heirs, executors, and administrators covenant with the said grantee, and grantee's heirs and assigns, that grantor is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that grantor has good right to sell and convey the same as aforesaid; that grantor will and grantor's heirs, executors and administrators shall warrant and defend the same to the said grantee, and grantee's heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned have hereunto set our hands and seals on **28th day** of May, 2010

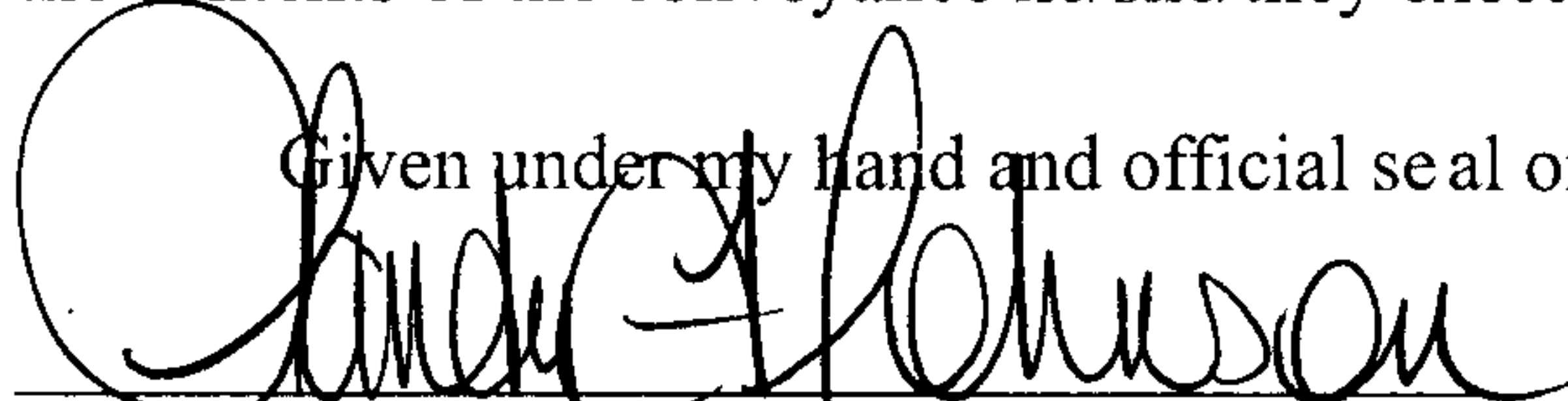

Thomas Robert Givan


Alexa Martinez Givan

Shelby County, AL 06/09/2010
State of Alabama
Deed Tax : \$2.50

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Thomas Robert Givan and Alexa Martinez Givan** 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 executed the same voluntarily on the day the same bears date.


Given under my hand and official seal on **28th day of May, 2010**.
Notary Public
Commission Expires:

