



20101221000427670 1/2 \$25.00  
Shelby Cnty Judge of Probate, AL  
12/21/2010 07:37:25 AM FILED/CERT

Send tax notice to:  
Jeannie S. Churchwell  
1224 Narrows Point Nook  
Birmingham, AL 35242  
NTC1000294

This instrument prepared by:  
Stewart & Associates, P.C.  
3595 Grandview Pkwy, #350  
Birmingham, Alabama 35243

STATE OF ALABAMA  
Shelby COUNTY

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Thousand and 00/100 Dollars (\$200,000.00) in hand paid to the undersigned, Janet R. Williams and Martin J. Williams, Wife and Husband (hereinafter referred to as "Grantors"), by Jeannie S. Churchwell (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 57, according to the Final Plat of Narrows Point - Phase 5, as recorded in Map Book 35, at Page 90 A & B, in the Office of the Judge of Probate of Shelby County, Alabama.

Together with the nonexclusive easement to use the Common Areas as more particularly described in The Narrows Residential Declaration of Covenants, Conditions and Restrictions recorded as Instrument No. 2000-09755, as amended by instruments recorded as Instrument No. 2000-17136, Instrument No. 2000-36696, Instrument No. 2001-38328, Instrument No. 20020905000424180, Instrument No. 20021017000508250, and Instrument No. 20030716000450980, and Instrument No. 20050831000450840, all recorded in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as the "Declaration").

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2010 AND THEREAFTER.  
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND  
CONDITIONS OF RECORD.


\$190,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF  
A MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantee, her heirs, executors, administrators and  
assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantee,  
his/her heirs, executors, administrators and assigns, that they are lawfully seized in fee

simple of said premises; that it is free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators and assigns shall warrant and defend the same to the said Grantee, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors have set their signature and seal on this the 30th day of November, 2010.

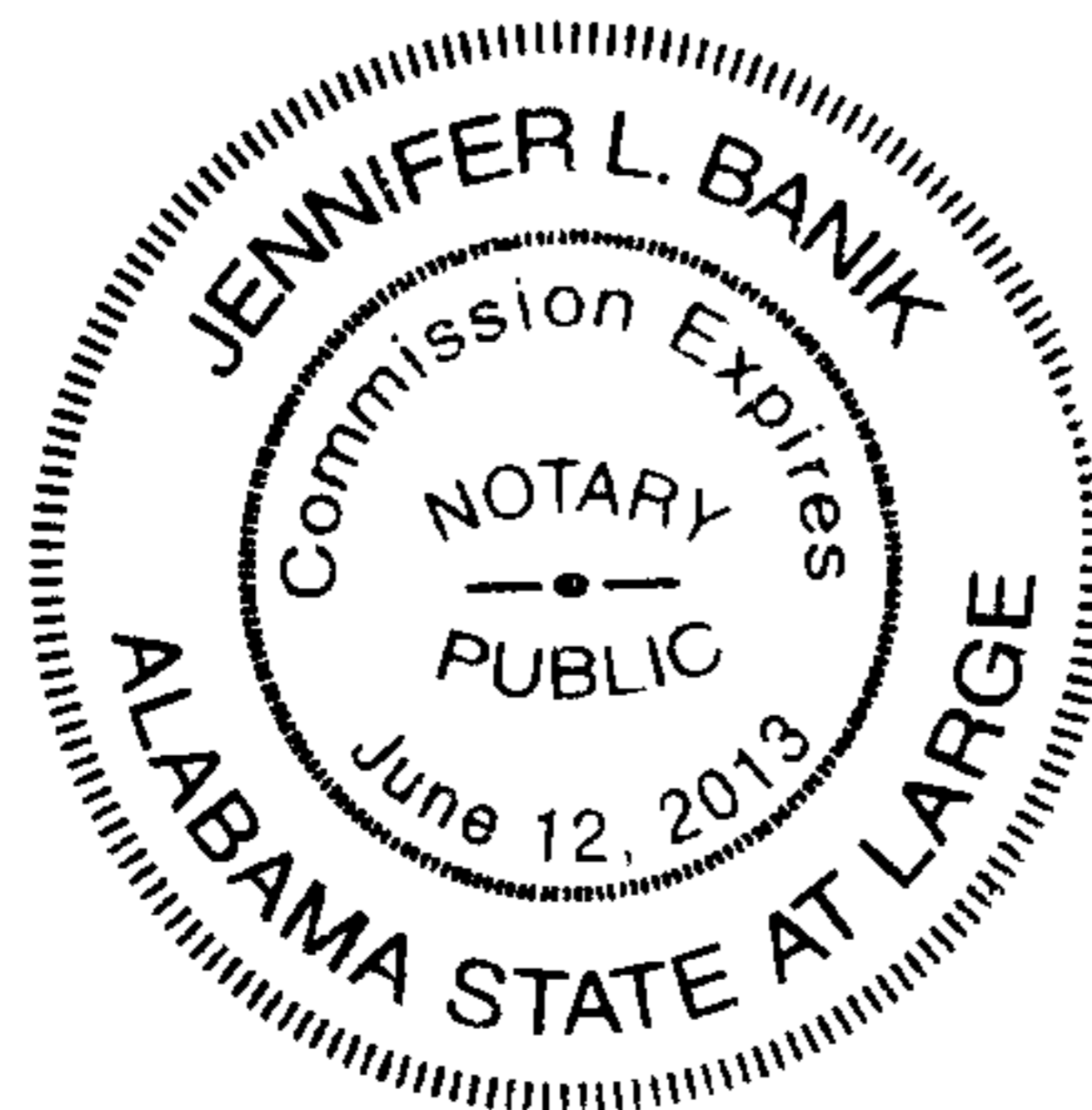
  
Janet R. Williams

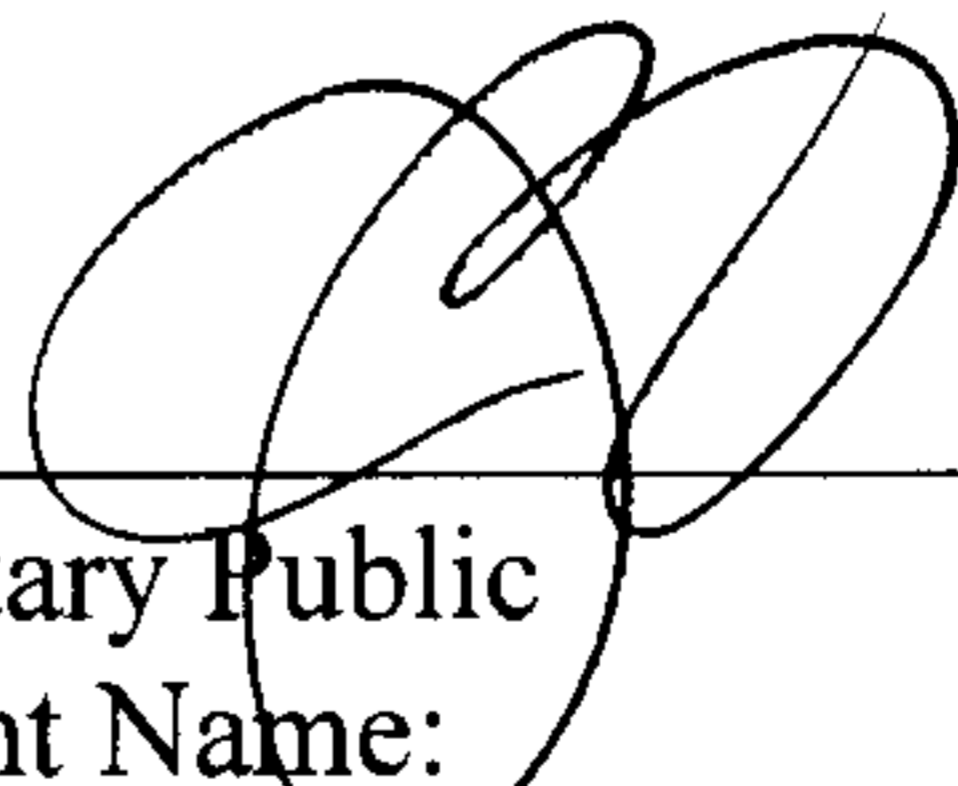
  
Martin J. Williams

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Janet R. Williams and Martin J. Williams, wife and husband, 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 30th day of November, 2010.



  
\_\_\_\_\_  
Notary Public  
Print Name:  
Commission Expires: