

This instrument was prepared by:
The Law Office of Jack R. Thompson, Jr., LLC
3500 Colonnade Parkway, Suite 350
Birmingham, AL 35243
Phone (205) 443-9027

Send Tax Notice To:

Portrait Homes, LLC

P.O. Box 361405
Hoover, AL 35236

Tax Value: \$272,300.00

Corporation Form Warranty Deed



20121011000390890 1/2 \$287.50
Shelby Cnty Judge of Probate, AL
10/11/2012 10:55:22 AM FILED/CERT

STATE OF ALABAMA)
) KNOW ALL MEN BY THESE PRESENTS
SHELBY COUNTY)

That in consideration of \$10.00, the amount of which can be verified in the Other/Tax Assessors Value between the parties hereto, to the undersigned grantor, Chase Associates, Inc., by Robert L. Snider, as President, an Alabama corporation, a Corporation, whose mailing address is

P.O. Box 361405, Hoover, AL 35236 (herein referred to as GRANTOR) in hand paid by the grantee herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents grant, bargain, sell and convey unto Portrait Homes, LLC, whose mailing address is P.O. Box 361405, Hoover, AL 35236 (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is 406 Village Place, Pelham, AL 35124; to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to ad valorem taxes for the current year and subsequent years.

Subject to restrictions, reservations, conditions, and easements of record.

Subject to any minerals or mineral rights leased, granted or retained by prior owners.

TO HAVE AND TO HOLD to said GRANTEE, his, her or their heirs and assigns forever.

And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises, 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 said GRANTEE, his, her or their heirs and assigns forever, against the lawful claims of all persons .

Note: \$ 0.00 of this purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

IN WITNESS WHEREOF the said GRANTOR, by its President, , who is authorized to execute this conveyance, hereto set its signature and seal, this the .

Shelby County, AL 10/11/2012
State of Alabama
Deed Tax:\$272.50

Chase Associates, Inc.

BY:

Robert L. Snider, President

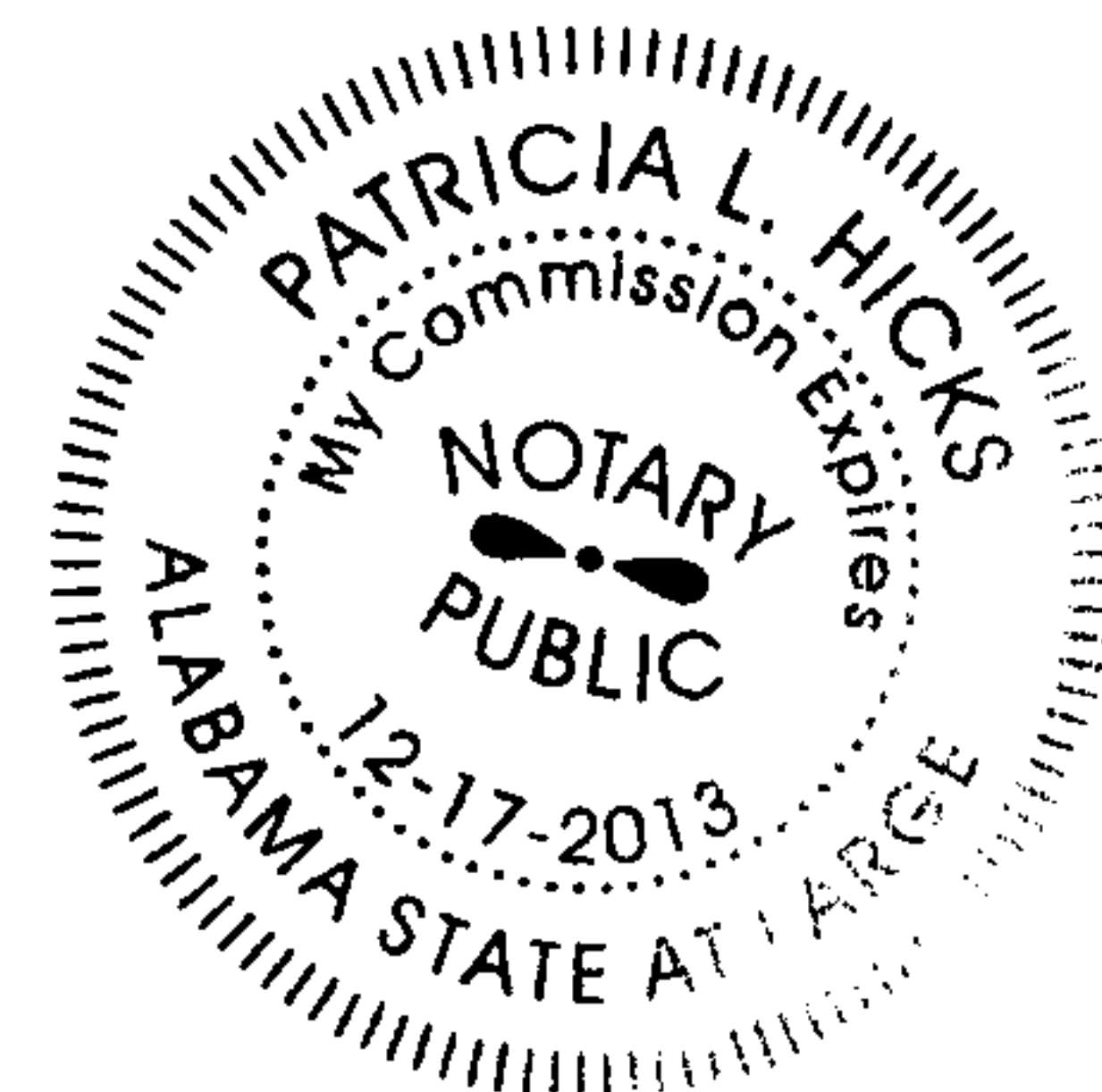
State of Alabama
Jefferson County

I, the undersigned, a notary for said County and in said State, hereby certify that Robert L. Snider, whose name as President of Chase Associates, Inc., a Corporation, is signed to the foregoing instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of said Corporation.

Given under my official hand and seal this the 10th day of October, 2012.

Notary Public
Commission Expires:

Patricia Hicks
12/17/13



S12-3095

EXHIBIT "A"
Legal Description

Lot 23, according to the Final Plat of Park Side Village, Phase 2, as recorded in Map Book 37, page 60 in the Probate Office of Shelby County, Alabama.

