

This instrument was prepared by:

(Name) William H. Halbrooks, Atty

(Address) 704 Independence Plaza  
Birmingham, AL 35209

Send Tax Notice To: Timothy C. Nash  
name

11 Mitzie Circle  
address  
Alabaster, Alabama 35007

WARRANTY DEED-

STATE OF ALABAMA  
Jefferson

COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of EIGHTY SEVEN THOUSAND TWO HUNDRED AND NO/100-----  
-----DOLLARS (\$87,200.00)  
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I  
or we, Carlos Krumdieck and wife, Jeanette Krumdieck

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Timothy C. Nash, an unmarried  
man

(herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama,  
to-wit:

Lot 11, according to the Survey of Scottsdale as recorded in Map Book 6, Page  
101, in the Probate Office of Shelby County, Alabama; being situated in Shelby  
County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$85,799.00 of the purchase price recited above was paid from a mortgage loan  
closed simultaneously herewith.

Inst # 1994-07522

03/08/1994-07522  
12:27 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE

001 MCD 9.50

TO HAVE AND 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 person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal (s), this 25th  
day of February, 19 94

\_\_\_\_\_(Seal)

\_\_\_\_\_(Seal)

\_\_\_\_\_(Seal)

Carlos Krumdieck (Seal)  
Carlos Krumdieck

\_\_\_\_\_(Seal)  
Jeanette Krumdieck

Jeanette Krumdieck (Seal)

General Acknowledgment

STATE OF ALABAMA  
Jefferson COUNTY

I, William H. Halbrooks, a Notary Public in and for the said County, in said State, hereby certify that  
Carlos Krumdieck and wife, Jeanette Krumdieck  
whose name they signed to the foregoing conveyance, and who are known to me, acknowledged before me  
on this day, that, being informed of the contents of the conveyance they executed the same voluntarily  
on the day the same bears date.

Given under my hands and official seal this 25th day of February, A.D., 19 94

William H. Halbrooks  
Notary Public

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