

SEND TAX NOTICE TO:

McKenzie Properties, LLC by: William
McKenzie its President

3240 Colesbury Dr.
B'ham, AL 35226

This instrument was prepared by
Amanda M. Gipson
Trimmier Law Firm, LLC.
300 Office Park Drive, Suite 230
Birmingham, Alabama 35223

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF Shelby

That in consideration of **Fifty Eight Thousand dollars & no cents (\$58,000.00)** to the undersigned grantor, **26/31, LLC by Randy Goggans its Member** A corporation, in hand paid by **McKenzie Properties, LLC by: William McKenzie its President** hereinafter, Grantee(s) the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto the said Grantee(s) the following described real estate, situated in **Shelby County, Alabama**, towit:

3811
LOT ~~18~~, ACCORDING TO THE FINAL PLAT OF SAGINAW COMMERCIAL PARK, PHASE
2, AS RECORDED IN MAP BOOK 30, PAGE 60 IN THE PROBATE OFFICE OF SHELBY
COUNTY, ALABAMA.

SITUATED IN SHELBY COUNTY, ALABAMA.

Subject to:

1. Subject to Declaration of Protective Covenants, conditions and restrictions (deleting therefrom, any restrictions indicating any preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin) as set forth in the document recorded in Instrument 2001-29295 in the Probate Office of Shelby County, Alabama.
2. Building lines, right of ways, easements, restrictions, reservations and conditions, if any, as recorded in Map Book 30, Page 60.

TO HAVE AND TO HOLD To the said Grantee(s) his/her/their heirs and assigns forever.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee(s) his/her/their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted 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 said Grantee(s) his/her/their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor by its **Member**, who is authorized to execute this conveyance, has hereto set its signature and seal, this **April 22, 2004**.

ATTEST:

26/31, LLC by Randy Goggans its Member

By: [Signature]

STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Randy Goggans** whose name as **Member**, of **26/31, LLC**, a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this 22nd day of April, 2004.

Notary Public.

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Apr 24, 2006
BONDED THRU NOTARY PUBLIC UNDERWRITERS