

20041223000701060 Pg 1/2 334.00
Shelby Cnty Judge of Probate, AL
12/23/2004 14:18:00 FILED/CERTIFIED

Reli, Inc.
the TITLE and CLOSING PROFESSIONALS
3595 Landonview Pkwy, Ste 350
Birmingham, AL 35243

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF ~~JEFFERSON~~ **SHELBY**

Three Hundred Twenty
Thousand and no/100
Dollars

KNOW ALL MEN BY THESE PRESENTS, that in consideration of
\$(320,000.00) in hand paid to the undersigned **KEITH S. ELLARD AND JOANNA ELLARD,**
HUSBAND AND WIFE, (herein referred to as **GRANTORS**) in hand paid by
SIRVA RELOCATION, LLC, A DELAWARE LIMITED LIABILITY COMPANY,

herein referred to as **GRANTEES**, herein the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, GRANT, BARGAIN, SELL and CONVEY unto GRANTEES, as joint tenants with right of survivorship, the following described real estate, situated in JEFFERSON County , ALABAMA, to-wit:

Lot 26, according to the Survey of Southpointe, 9th Sector, Phase I, as recorded in Map Book 16, Page 80, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE 10/1/2005 AND THEREAFTER.

TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PREMISES, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES, IMMUNITIES AND RELEASE OF DAMAGES RELATING THERETO NOT OWNED BY GRANTORS.

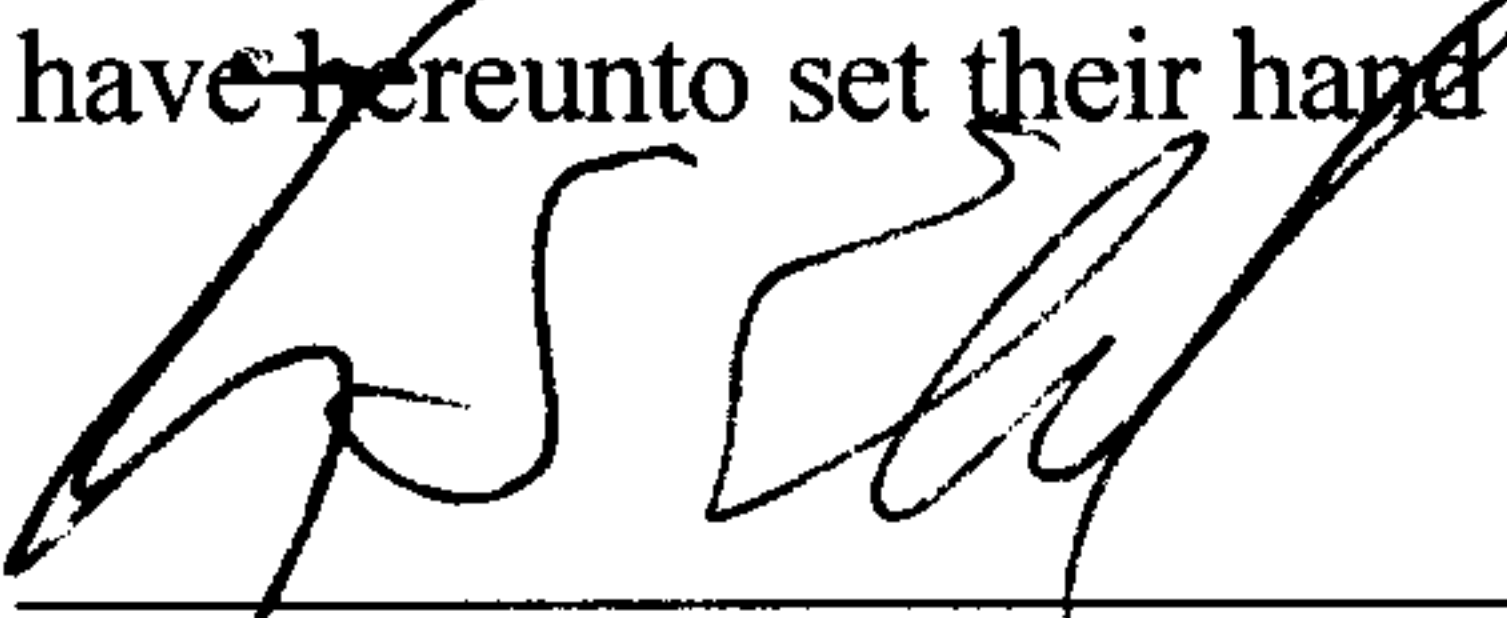
EASMENTS, RESTRICTIONS, COVENANTS, AGREEMENTS AND CONDITIONS OF RECORD.

\$ -0- OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The GRANTORS do for themselves, their heirs and assign, covenant with the said GRANTEES, their executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are 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 forever warrant and defend against the lawful claims of all persons.

IN WITNESS WHEREOF, **KEITH S. ELLARD AND JOANNA ELLARD, HUSBAND AND WIFE**,
have hereunto set their hand and seal this 20 day of September, 2004.



KEITH S. ELLARD




JOANNA ELLARD

STATE OF
COUNTY OF

I, the undersigned authority, A Notary Public in and for said State at Large hereby certify that **KEITH S. ELLARD**, Grantor, whose name 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/she/they executed same voluntarily on the day the same bears date.

Given under my hand and official seal this 20th day of September, 2004.




NOTARY PUBLIC

My Commission Expires: July 21, 2005

STATE OF
COUNTY OF

I, the undersigned authority, A Notary Public in and for said State at Large hereby certify that **JOANNA ELLARD**, Grantor, whose name 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/she/they executed same voluntarily on the day the same bears date.

Given under my hand and official seal this 20th day of September, 2004.



NOTARY PUBLIC

My Commission Expires: July 21, 2005

GRANTEE'S ADDRESS:

THIS INSTRUMENT PREPARED BY:
STEWART TITLE GUARANTY COMPANY
1980 POST OAK BLVD
HOUSTON, TX 77056