

**This instrument was prepared by**

**Send Tax Notice To:**

**Doris Maiolo**  
(Name)

**Alabaster, AL. 35007**  
(Address)

**Cahaba Valley Building Co., Inc.**  
(Name)  
**2025 Shabia Drive**  
**Hoover, Alabama 35216**  
(Address)

**WARRANTY DEED**

**STATE OF ALABAMA**

**COUNTY OF**

**KNOW ALL MEN BY THESE PRESENTS,**

**That in consideration of —Fifty – Five Thousand and no/100 (\$55,000.00)— Dollars**

**to the undersigned grantor, or grantors in hand paid by the GRANTEES herein, the receipt**

**whereof is acknowledged, we,**

**Lonnie R. Dietrich, a married man**

**(herein referred to as grantor, whether one or more) do, grant, bargain, sell and convey unto**

**Cahaba Valley Building Co., Inc.**

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

**Lot 610, according to the survey of Grande View Estates, Givianpour Addition to Alabaster  
6<sup>th</sup> Addition, as recorded in Map Book 32, page 48, in the probate office of Shelby County,  
Alabama.**

**This property is not the homestead of the grantor, nor his spouse**

**The above recited consideration was paid from a Mortgage loan closed simultaneously herewith.**

**TO HAVE AND TO 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 persons.**

**WARRANTY DEED**  
Page 2

IN WITNESS WHEREOF, \_\_\_\_\_ have hereunto set \_\_\_\_\_ hand(s) and seal(s),  
this 14th day of December, 2004.

(Seal)

Lonnie R. Dietrich

(Seal)

(Seal)

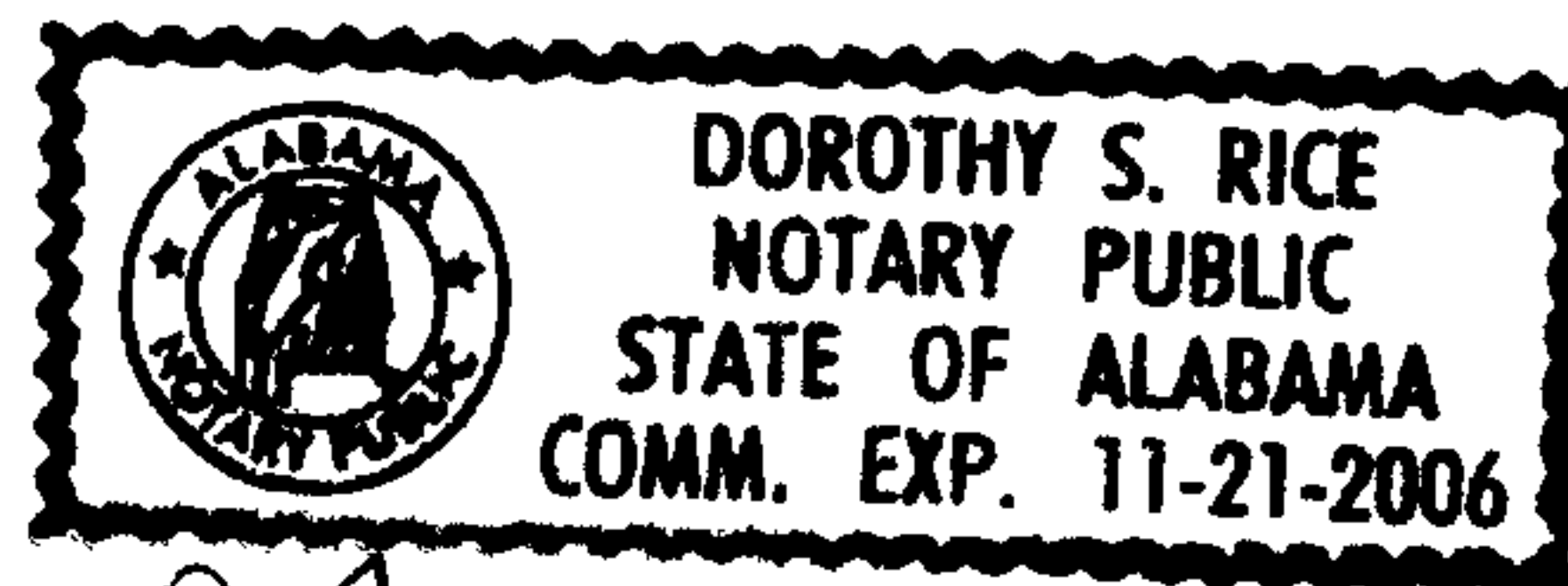
(Seal)

STATE OF ALABAMA  
COUNTY OF

**General Acknowledgment**

I, The undersigned authority, a Notary  
Public in and for said County in said State, hereby certify that  
Lonnie R. Dietrich, whose name(s) is signed to the foregoing conveyance, and who  
known to me, acknowledged before me on this day, that, being informed of the contents of  
the conveyance, he, executed the same voluntarily on the day the same bears date.  
Given under my hand and official seal, this the 14th day of December 2004.

Notary Public



Return to:

Dorothy S. Rice

TO

**WARRANTY DEED**

STATE OF ALABAMA  
COUNTY OF

Recording Fee \$ \_\_\_\_\_ Deed tax \$ \_\_\_\_\_