20050418000181840 1/2 $144.00
Shelby Cnty Judge of Probate,AL
04/18/2005 02:38:30PM FILED/CERT

Send tax notice to:
Greg Sazera
812 Mill Spring Place
Birmingham, Alabama 35244
File No. 05-026

This instrument prepared by:
James R. Moncus, Jr.,
Attorney at Law
1313 Alford Avenue
Birmingham, AL 35226

STATE OF ALABAMA
JEFFERSON COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Three Hundred Eighty Five Thousand ---------- and NO /100 Dollars ($ 385,000.00), in hand paid to the undersigned, Hewitt Relocation Services, Inc., a California Corporation, (hereinafter referred to as the "Grantor") by Greg Sazera and Sheri Sazera, Husband and Wife (hereinafter referred to as the "Grantee"), the receipt and sufficiency of which is hereby acknowledged, the Grantor does, by these presents, grant, bargain, sell, and convey unto the Grantee as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 40, according to the Survey of Mill Springs Estates, 3rd Sector, as recorded in Map Book 26, Page 88, in the Probate Office of SHELBY County, ALABAMA.

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2005.
2. All restrictions, easements, Rights of parties in possession, encroachments, liens for services, labor, or materials, taxes or special assessments, building lines.
3. Easements, Encroachments, rights of ways, building set back lines, as shown on recorded plat.
4. Mineral and mining rights not owned by the Grantor herein described.

($ 255,000.00 of the purchase price was paid from a mortgage loan closed simultaneously with delivery of this deed.)

TO HAVE AND TO HOLD unto the said Grantees, as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

And I(we) do for myself (ourselves), and for my (our) heirs, executors, and administrators covenant with the Grantees, their heirs, executors, administrators and assigns, that I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances except as aforesaid, that I (we) have good right to sell and convey the same as aforesaid, and that I (we) will, and my (our) successors and assigns shall warrant and defend the same to the Grantees, their heirs, executors, administrators and assigns, forever, against the lawful claims of all persons.

Shelby County, AL 04/18/2005
State of Alabama

Deed Tax:$130.00

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IN WITNESS WHEREOF, the Grantor, by **Bert Dodson**, its **authorized signatory**, who is authorized to execute this conveyance, has hereunto set its signature and seal, this the **29th** day of **April**, 2005.

HEWITT RELOCATION SERVICES, INC.,
a California Corporation

Bert Dodson

By: **Bert Dodson**
Its: **Authorized Signatory**

STATE OF Texas
COUNTY OF Dallas

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Bert Dodson, whose name as **Authorized Signatory** of Hewitt Relocation Services, Inc., a California 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 the 29th day of March, 2005.

Toni Brannan
NOTARY PUBLIC
MY COMMISSION EXPIRES: 03/18/08

TONI BRANNAN
Notary Public
State of Texas
My Comm. Expires 03-18-08