

20050913000473150 1/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
09/13/2005 08:57:13AM FILED/CERT

STATE OF ALABAMA )  
 : **GENERAL WARRANTY DEED**  
COUNTY OF SHELBY )

**Lot 1, according to the Survey of Hidden Ridge Estates, 1<sup>st</sup> Sector, as recorded in Map Book 33, Page 65, in the Probate Office of Shelby County, Alabama, being situated in Shelby County, Alabama.**

**Ad valorem taxes for 2005 and subsequent years not yet due and payable until October 1, 2005. Existing covenants and restrictions, easements, building lines and limitations of record.**

**TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, its successors and assigns forever.**

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S successors and assigns, that GRANTOR is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S successors and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR has hereunto set his hand and seal this the \_\_\_\_ day of **June**, **2005**.

William F. Spratlin  
William F. Spratlin, Managing Member



20050913000473150 2/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
09/13/2005 08:57:13AM FILED/CERT

STATE OF ALABAMA

)

:

COUNTY OF SHELBY

)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that William F. Spratlin, whose name as Managing Member of Hidden Ridge Estates, LLC, an Alabama Limited Liability Company, is signed to the foregoing Instrument and who is known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, he as such Managing Member and with full authority, signed the same voluntarily for and as the act of said Limited Liability Company.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 15<sup>th</sup> day of June, 2005.

Laura I. Knight

NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Mar 6, 2007  
BONDED THRU NOTARY PUBLIC UNDERWRITERS