## PLEASE RETURN TO: DAVID P. CONDON, PC 300 UNION HILL DR. STE 200 BIRMINGHAM, AL 35209

20051212000641500 1/1 \$236.00 Shelby Cnty Judge of Probate, AL 12/12/2005 01:50:36PM FILED/CERT

This instrument was prepared by: David P. Condon, P. C. 300 Union Hill Drive Ste 200 Birmingham, AL 35209

Send tax notice to: Infinity Design, LLC 1309 Cove Lake Circle Birmingham, Alabama 35242

## WARRANTY DEED

STATE OF ALABAMA)

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS

That in consideration of Two Hundred Twenty-Five Thousand and 00/100 Dollars (\$225,000.00) to the undersigned grantor in hand paid by the grantee herein, the receipt and sufficiency of which is acknowledged,

Liano Properties, LLC, an Alabama Limited Liability Company

(hereinafter referred to as "Grantor") do grant, bargain, sell and convey unto

## Infinity Design, LLC

(hereinafter referred to as "Grantee") the following described real estate situated in Shelby County, Alabama:

Lot 52, according to the Final Plat of the Residential Private Subdivision Stonegate Realty Phase Three, as recorded in map Book 33, page 122, in the Probate Office of Shelby County, Alabama.

Subject to:

- 2005 ad valorem taxes not yet due and payable;
- all mineral and mining rights not owned by the Grantor; and
- all easements, rights-of-way, restrictions, covenants and encumbrances of (3) record.

TO HAVE AND TO HOLD Unto Grantee, his/her heirs and assigns, forever.

And I do for myself and for my heirs, executors, and administrators covenant with Grantee, his/her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have set my hand and seal, this 23rd day of November, 2005.

Liano Properties, LLC

Deed Tax: \$225.00

(Seal)

Charles Gagliano

ITS: Member

STATE OF ALABAMA JEFFERSON COUNTY

I, the undersigned Notary Public in and for said County, in said State, hereby certify that Charles Gagliano and Mary Jo Gagliano as Members of Liano Properties, LLC, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance and with full authority as members, they executed the same voluntarily on the the they meeting bears date.

Given under my hand and official seal this 23rd day of November, 2005.

Notary Public. David P. Condon

My Commission Expires: 2-12-06