

TITLE NOT EXAMINED BY PREPARER

RECEIVED

DEC 16 2005

Patricia Yeager Fuhrmeister
Judge of Probate

This instrument was prepared by
✓ MASSEY, STOTSER, & NICHOLS, P.C.
P.O. BOX 94308
Birmingham, Alabama 35220-4308

Send Tax Notice To:
Kanta Patel
101 Waltham Abby
Alabaster, Alabama 35337

WARRANTY DEED



20051228000667210 1/4 \$110.00
Shelby Cnty Judge of Probate, AL
12/28/2005 02:54:15PM FILED/CERT

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency whereof is acknowledged, **KANTA PATEL, an unmarried woman, NIRAU PATEL, a married man, NILAM PARIKH PATEL, a married woman, and AMISHA PATEL, a married woman** (herein referred to as "GRANTOR", whether one or more), do by these presents grant, bargain, sell and convey unto **KANTA PATEL** (herein referred to as "GRANTEE"), all their right, title and interest in and to the following described real estate, situated in SHELBY COUNTY, ALABAMA, to-wit:

Lot 53, according to the Survey of Weatherly Glen Abbey, Sector 12, Phase 2, as recorded in Map Book 19, Page 103, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Taxes for the current and subsequent years; (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any; and (3) Mineral and mining rights not owned by Grantors, if any.

The subject property herein conveyed is not a part of the homestead of the Grantors Nirau Patel, Nilam Parikh Patel, Amisha Patel or their spouses as defined by the Code of Alabama.

NOTE: The above Grantors are all of the heirs and next of kin of the decedent Suryakant Patel in Probate Case No. PR-2003-000639 filed in the Shelby County Probate Court.

NOTE: This deed was prepared without any title examination and the preparer does not make any representation nor warranty concerning the legal description nor the state of the title regarding the above described property.

Shelby County, AL 12/28/2005
State of Alabama

Deed Tax: \$90.00

TO HAVE AND TO HOLD to the said Grantee, her heirs and assigns forever.

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

IN WITNESS WHEREOF, We have hereunto set our hands and seals this 2 day of December, 2005.

Kanta Patel
KANTA PATEL

STATE OF ALABAMA
JEFFERSON COUNTY

)
) **General Acknowledgment**

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that KANTA PATEL, an unmarried woman, 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, she executed the same voluntarily and as her act on the day the same bears date.

Given under my hand and official seal this 2 day of December, 2005.

Cullen D. Whitaker
Notary Public
My Commission Expires: 8/16/06



20051228000667210 3/4 \$110.00
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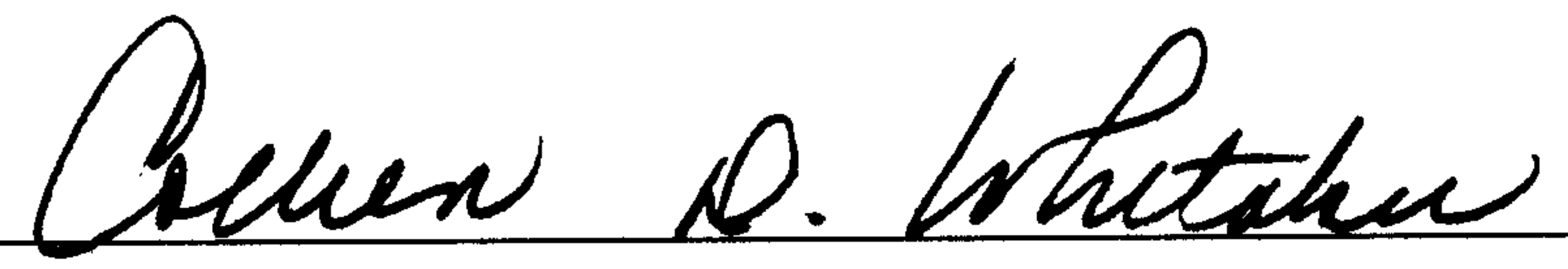

NIRAU PATEL
NIRAU

STATE OF ALABAMA
JEFFERSON COUNTY

)
) General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that NIRAU PATEL, a married man, 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 executed the same voluntarily and as his act on the day the same bears date.

Given under my hand and official seal this 2 day of December, 2005.


Notary Public
My Commission Expires: 8/16/06

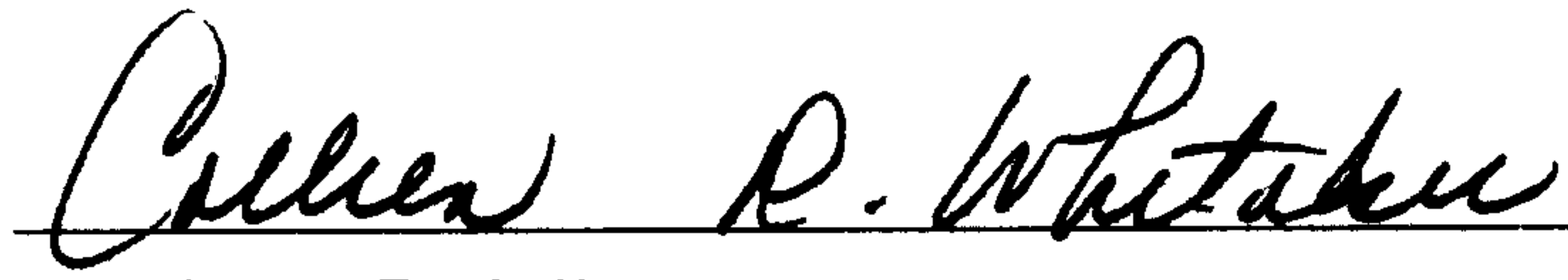

NILAM PARIKH PATEL

STATE OF ALABAMA
JEFFERSON COUNTY

)
) General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that NILAM PARIKH PATEL, a married woman, 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, she executed the same voluntarily and as her act on the day the same bears date.

Given under my hand and official seal this 2 day of December, 2005.


Notary Public
My Commission Expires: 8/16/06

Alisha Patel
AMISHA PATEL

STATE OF GEORGIA

Bulloch

COUNTY

)

)

General Acknowledgment



20051228000667210 4/4 \$110.00
Shelby Cnty Judge of Probate, AL
12/28/2005 02:54:15PM FILED/CERT

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that AMISHA PATEL, a married woman, 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, she executed the same voluntarily and as her act on the day the same bears date.

Given under my hand and official seal this 6th day of December, 2005.

Alice Adams

Notary Public

My Commission Expires:

Notary Public, Bulloch County, Georgia
My Commission Expires Oct. 22, 2006