20060105000007710 1/2 $247.00
Shelby Cnty Judge of Probate,AL
01/05/2006 09:12:53AM FILED/CERT

THIS INSTRUMENT PREPARED BY:
✓ Gene W. Gray, Jr.
2100 SouthBridge Parkway, #638
Birmingham, Alabama 35209
(205)879-3400

Shelby County, AL 01/05/2006
State of Alabama

Deed Tax:$233.00

WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS: That in consideration of TWO HUNDRED THIRTY TWO THOUSAND FIVE HUNDRED NINETY ONE &NO/100 ($232,591.00) to the undersigned Grantors in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, we, **ROBERT J. BOLES and spouse, MOLLY M. BOLES** (herein referred to as Grantors) do grant, bargain, sell and convey unto **PRIMACY CLOSING CORPORATION, a Nevada corporation** (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to wit:

LOT 110 ACCORDING TO THE MAP AND SURVEY OF RIVERCHASE WEST, 4TH ADDITION, RESIDENTIAL SUBDIVISION AS RECORDED IN MAP BOOK 7, PAGE 156 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Subject to:
Advalorem taxes due October 01, 2006 and thereafter.
Easements as shown by recorded map.
Minerals and mining rights not owned by Grantors.
Agreement with Alabama Power Company for underground residential distribution in MISC. Book 32, Page 207.
Terms and agreements and Right of Way to Alabama Power Company in MISC. BOOK 32, Page 213.
Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights as recorded in DEED BOOK 127, Page 140.
Declaration of Protective Covenants, Agreements, Easements Charges and Liens for Riverchase (Residential) recorded in MISC. Book 14, Page 536; amended in MISC. Book 17, Page 550; Deed Book 346, Page 567, and modified in Deed Book 348, Page 675; Real Volume 1891, Page 262(Birmingham) and Real Volume 409, Page 304 (Bessemer).

TO HAVE AND TO HOLD unto the said Grantee its successors and assigns, forever; And I/we do for myself/ourselves and for my/our heirs, executors, and administrators covenant with said Grantee, its successors and assigns, that I/we am/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 that same as aforesaid; that I/we will and my/our heirs, executors and administrators shall, warrant and defend the same to the said Grantee, its successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I/We have hereunto set my/our hand(s) and seal(s), this 28 day of December, 2005/2006.

ROBERT J. BOLES **MOLLY M. BOLES**

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **ROBERT J. BOLES** whose name is

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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 on the day the same bears date.

Given under my hand and seal this 28 day of December, 2005/~~2006.~~

Notary Public
Print Name: Gene W Grayson
Commission Expires: 11-9-06
MUST AFFIX SEAL

(SEAL)

Instructions to Notary: This form acknowledgment cannot be changed or modified. It must remain as written to comply with Alabama law. The designation of the State and the County can be changed to conform to the place of the taking of the acknowledgment.

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **MOLLY M. BOLES** 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 on the day the same bears date.

Given under my hand and seal this 28 day of December 2005/~~2006.~~

Notary Public
Print Name: Gene W Grayson.
Commission Expires: 11-9-06
MUST AFFIX SEAL

(SEAL)

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