

WARRANTY DEED

STATE OF ALABAMA COUNTY OF SHELBY

Timothy Fleming

One hundred twentyone thousand KNOW ALL MEN BY THESE PRESENTS, that in consideration of <u>five hundred and 00/100</u> \$(121,500.00) in hand paid to the undersigned **SIRVA RELOCATION**, **LLC**, A DELAWARE LIMITED LIABILITY COMPANY, (herein referred to as **GRANTORS**) in hand paid by

, herein referred to as **GRANTEES**, herein the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, GRANT, BARGAIN, SELL and CONVEY unto GRANTEES, as joint tenants with right of survivorship, the following described real estate, situated in SHELBY County, ALABAMA, to-wit:

LOT 46, ACCORDING TO THE SURVEY OF SECOND SECTOR, HIDDEN CREEK II, AS RECORDED IN MAP BOOK 25, PAGE 34, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

ADVALOREM TAXES DUE 2006 AND THEREAFTER.

TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PREMISES, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES, IMMUNITIES AND RELEASE OF DAMAGES RELATING THERETO NOT OWNED BY GRANTORS.

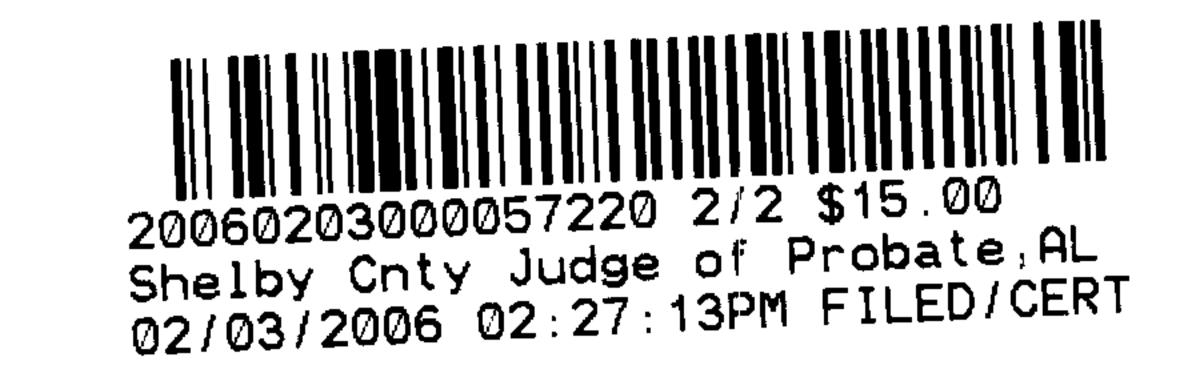
RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

\$ 97,200.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

\$24,300.00 of the consideration was paid from the proceeds of the second mortgage.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The GRANTORS do for themselves, their heirs and assign, covenant with the said GRANTEES, their executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will and their heirs, executors, administrators and assigns forever warrant and defend against the lawful claims of all persons.



IN WITNESS WHEREOF, the said Grantor, by its Mary Bowers , Closing Specialist, who
is authorized to executed this conveyance, has hereunto set its signature and seal this 31 day of
January . 20 <u>06</u> .
SIRVA RELOCATION, LLC
DIR VI I REDUCTION, EEC
Maria Diana
Main Powers
By: Mary Bowers Its: Clesing service specialist
ns. Cosing service specialist
STATE OF Ohio
COUNTY OF Lake
I, the undersigned authority, A Notary Public in and for said County, in the State, hereby certify that
MARY Bowens, whose name as Closing Service Speculist of
SIRVA RELOCATION, LLC, 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/she 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 20^{49} day of $3an arg$, 2066 .
- Red Lund
NOTARY PUBLIC ELABORIA ELABORIA ELABORIA DENIA ELABORIA
My Commission Expires: Notary Public, State of Ohio, Lake County
My Commission Family August 13,2008
GRANTEE'S ADDRESS:

THIS INSTRUMENT PREPARED BY:
STEWART TITLE GUARANTY COMPANY
1980 POST OAK BLVD
HOUSTON, TX 77056