

RETUYN

Heritage Title, LLC

2521 Hillcrest Rd. Suite C

Mobile, Alabama 36695

anomsly # 116,600

STATE OF ALABAMA COUNTY OF SHELBY

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS that PAUL GRAHAM CHENAULT and CANDICE E. WHITING n/k/a CANDICE E. CHENAULT, husband and wife, hereinafter called the Grantors, for and in consideration of the sum of TEN AND NO/100THS (\$10.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged to have been paid to the said Grantor by PAUL GRAHAM CHENAULT and CANDICE E. CHENAULT, husband and wife, hereinafter referred to as the Grantees, do hereby GRANT, BARGAIN, SELL, and CONVEY unto the said Grantees, as TENANTS IN COMMON, with equal rights and interest for the period or term that the said Grantees shall both survive, and unto the survivor of them, all of those certain parcels of real property situated in the State of Alabama, County of SHELBY, and more particularly described as follows, viz:

Lot 232, according to the Survey of Savannah Points Sector II, as recorded in Map Book 27, Page 103, in the Probate Office of Shelby County, Alabama.

The Grantors warrant that CANDICE E. WHITING is one and the same person as CANDICE E. CHENAULT.

## SUBJECT TO:

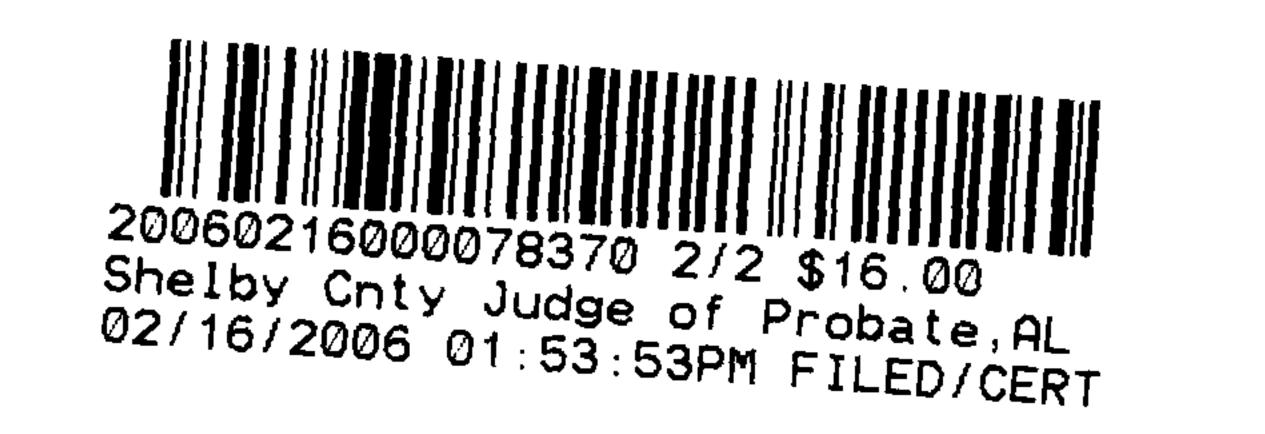
- 1. Any restrictive covenants, easements, restrictions, or conditions by instrument(s) recorded in the Probate Court records.
- 2. Any and all reservations of oil, gas and minerals in, on, over or under the subject property, together with any and all rights to mine or remove the same and any and all rights in connection therewith which have heretofore been reserved or conveyed to others in the chain of title by instrument recorded in the Probate Court records.

TOGETHER WITH ALL AND SINGULAR the rights, members, privileges, tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining;

TO HAVE AND TO HOLD the same unto the said Grantees, as TENANTS IN COMMON, with survivorship as stated hereinabove, in fee simple, forever.

AND except as to the above and taxes hereafter falling due which are assumed by the Grantees, the Grantors, for themselves, their heirs and assigns, hereby covenants with the Grantees, their heirs and assigns, that they are seized of an indefeasible estate in and to said property, that said property is free and clear from any and all encumbrances not hereinabove mentioned, and that they do hereby WARRANT and WILL FOREVER DEFEND the title of said property against the lawful claims of all persons whomsoever.

This deed has been prepared by the Law Office of Robert D Selwyn at the request of Heritage Title, LLC, based on information provided to the Law Office of Robert D Selwyn by Heritage Title, LLC. The Law Office of Robert D Selwyn did not independently perform any type of title examination on the subject property. This deed is based solely on the information provided to the Law Office of Robert D Selwyn by Heritage Title, LLC.



IN WITNESS WHEREOF, the Grantors have hered day of August 2005.	unto set their hands and seals on this, the  Called Aller PAUL GRAHAM CHENAULT
STATE OF ALABAMA ) COUNTY OF SHELBY	CANDICE E. WHITING Andice En/k/a CANDICE E. CHENAULT Chenault
Before me, the undersigned, a Notary Public in a appeared PAUL GRAHAM CHENAULT and CANDIC CHENAULT, whose names as Grantors are signed to the forme, who after by me being first duly sworn on oath did contents of said conveyance, they executed the same voluntarial Given under my hand and notarial seal on this, the	CE E. WHITING n/k/a CANDICE E. regoing conveyance, and who are known to depose and say that being informed of the ily on the day the same bears date.

THIS INSTRUMENT WAS PREPARED BY Robert D. Selwyn, Attorney at Law 900 Bienville Blvd, PO Box 313 Dauphin Island AL 36528 (251) 861-3213

Grantees' Address:

Notary Public in and for the

State of Alabama at Large

My Commission Expires:

Calera, Al 35040