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source of title Warranty Deec Vol. 2005, pg. 587170

THIS INSTRUMENT WAS PREPARED BY:

ALAN C. KEITH, ATTORNEY AT LAW 2100 LYNNGATE DRIVE BIRMINGHAM, AL 35216 Send tax notice to: Debra Pettinato Juanita O. Turner 1519 Mitch Lane Alabaster, AL 35007 2006)705000321100 1/1 \$12.00 Shelby Cnty Judge of Probate, AL 07/05/2006 03:23:24PM FILED/CERT

CORPORATION FORM WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Ten Dollars and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, Maverick Enterprises, LLC, a limited liability corporation (herein referred to as grantors) do grant, bargain, sell and convey unto Debra Pettinato and Juanita O. Turner (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in SHELBY County, Alabama to-wit:

Lot 15, according to the Survey of the Final Plat, Carter's Addition to Scottsdale, as recorded in Map Book 32, Page 130, in the Probate Office of Shelby County, Alabama.

Subject to all rights of way, easements, covenants and restrictions of record.

Subject to current year ad valorem taxes, which are not yet due and payable.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we 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 the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s), this June 16, 2006.

Mayerick Enterprises, LLC

(SEAL)

Kenneth Carter

Its Marca of Ma

STATE OF ALABAMA
COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kenneth Carter, Managery of Maverick Enterprises, LLC, a limited liability corporation, whose name(s) 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 on the day the same bears date, for and as the act of said limited liability corporation.

Given under my hand and official seal on June 16, 2006.

My commission expires: 412010

MARY PUBLIC