12.00

This instrument was prepared by:
Carla Martin Kirk
5330 Stadium Trace Parkway, Suite 245
Birmingham, Alabama 35244

Send Property Tax Notice To:
CHAPPELL DEVELOPMENT CO.
P.O. BOX 92
WESTOVER, AL 35185

20060712000334720 1/1 $12.00
Shelby Cnty Judge of Probate,AL
07/12/2006 09:59:17AM FILED/CERT

WARRANTY DEED

STATE OF ALABAMA)

KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF JEFFERSON)

That in consideration of Sixty-nine Thousand and no/100 ($69,000.00) DOLLARS,

SOUTHLAND DEVELOPMENT, L.L.C.

(herein referred to as **GRANTOR**) in hand paid by the grantee herein, the receipt of which is hereby acknowledged the said **GRANTOR** does by these presents, grant, bargain, sell and convey unto

CHAPPELL DEVELOPMENT CO.

(herein referred to as **GRANTEE,** whether one or more), the following described real estate, situated in Shelby County, Alabama to wit:

Lot 320 according to the Survey of Lakewood Phase 3, as recorded in Map Book 36, Page 81 in the Probate Office of Shelby County, Alabama.

The above lot is conveyed subject to all easements, restrictions, covenants and rights of ways of Record and Exhibit A attached and hereunto made a part of this conveyance.

Grantee's Address: P.O. Box 92
Westover, AL 35185

Property herein conveyed is subject to the Restrictive Covenants of Lakewood Estates Residential declaration of Covenants, Conditions and Restrictions dated January 28, 2004 and shall be a covenant to run with the land.

TO HAVE AND TO HOLD, To the said **GRANTEE,** his, her or their heirs and assigns forever.

And said **GRANTOR** does for itself, its successors and assigns, covenant with said **GRANTEE,** his, her or their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will, and its successors and assigns shall, warrant and defend the same to be said **GRANTEE,** his, her or their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said **GRANTOR** by its **MEMBERS** who are authorized to execute this conveyance, hereto set their signatures and seals, this the 17th, day of March, 2006.

SOUTHLAND DEVELOPMENT, L.L.C.
BY: _____
Its: MEMBER

SOUTHLAND DEVELOPMENT, L.L.C.
BY: _____
Its: MEMBER

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority a Notary Public in and for said County, in said State, hereby certify that Connor Farmer, and J. Dan Taylor whose names as Members of Southland Development, L.L.C. are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, they, as such members and with full authority, executed the same voluntarily.

Given under my hand and official seal, this the 17th day of March, 2006.

Carla Martin Kirk
Notary Public

My Commission Expires:
5/3/09

$175.250.00 of the consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.

20060424000197190 4/24/06 The mortgage was recorded prior to the deed.