20060717000341910 1/2 $58.50
Shelby Cnty Judge of Probate,AL
07/17/2006 09:15:35AM FILED/CERT

Shelby County, AL 07/17/2006
State of Alabama

Deed Tax:$44.50

Send tax notice to:
Tammy S. Clinkscales
141 Farmingdale Drive
Harpersville, Alabama 35078

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Pkwy, #345
Birmingham, Alabama 35243

BHM060036

STATE OF ALABAMA
COUNTY Shelby

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of One Hundred Seventy Eight Thousand Nine Hundred and 00/100 Dollars ($178,900.00) in hand paid to the undersigned, Moore Building Company, LLC, an Alabama Limited Liability Company (hereinafter referred to as "Grantor") by Tammy S. Clinkscales (hereinafter referred to as Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 35, according to the Survey of Farmingdale Estates, Sector 2, as recorded in Map Book 35, Page 130, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:
ADVALOREM TAXES DUE OCTOBER 01, 2006 AND THEREAFTER.

$134,400.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, his/her heirs, executors, administrators and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; 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 the Grantee, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor, Moore Building Company, LLC, an Alabama Limited Liability Company by Jerry Moore, Jr. its MANAGNG MEMBER who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 30TH day of June, 2006.

MOORE BUILDING COMPANY, LLC
an Alabama Limited Liability Company

By: _____
Jerry Moore, Jr.
ITS MANAGING MEMBER

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STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jerry Moore, Jr., whose name as its MANAGING MEMBER of Moore Building Company, LLC, an Alabama Limited Liability Company, is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, she/he executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 30th day of June, 2006.

Notary Public

Print Name: Charles D. Stewart Jr.

Commission Expires:
4-13-08

CHARLES D. STEWART, JR.
MY COMMISSION EXPIRES
APRIL
13
2008
ALABAMA
NOTARY PUBLIC