

20061013000509700 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
10/13/2006 03:35:38PM FILED/CERT

Shelby County, AL 10/13/2006
State of Alabama

Deed Tax: \$1.00

\$1,000.00

This instrument was prepared by:

Gail Livingston Mills, Esq.
Burr & Forman LLP
420 North 20th Street
3100 Wachovia Tower
Birmingham, AL 35203

Send Tax Notice to:

Thomas A. Hicks
Judy J. Hicks
2005 Belvedere Cove
Birmingham, AL 35242

STATE OF ALABAMA)
COUNTY OF SHELBY)

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS: That for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to the undersigned grantor, **D.R. HORTON, INC. - BIRMINGHAM**, an Alabama corporation ("Grantor"), in hand paid by **THOMAS A. and JUDY J. HICKS**, husband and wife, as joint tenants with right of survivorship ("Grantees"), the receipt and sufficiency whereof are hereby acknowledged, Grantor does hereby grant, bargain, sell, and convey unto Grantees all of its right, title and interest in and to that certain real estate ("Property") situated in Shelby County, Alabama, to-wit:

Lot 14A according to the Final Map of Belvedere Cove, Phase I, as recorded in Map Book 35, page 45, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

TO HAVE AND TO HOLD, unto the said Grantees as joint tenants, with right of survivorship, their heirs and assigns forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

AND THE GRANTOR makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the Grantor has neither permitted or suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

IN WITNESS WHEREOF, Grantor has caused this Deed to be properly executed on this 11th day of October, 2006.

GRANTOR:

D.R. HORTON, INC. - BIRMINGHAM,
an Alabama corporation

By: 

Print Name: Andrew J. Hancock

Title: City Manager

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STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Andrew J. Hancock, as City Manager of D.R. Horton, Inc. - Birmingham, an Alabama corporation, whose name 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, as such officer and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal this 11th day of October, 2006.

Dorenda A. Wilson
NOTARY PUBLIC
My Commission expires: 02-11-06