

FRS File No.: 503255

Customer File No.: 200609459

WARRANTY DEED

THE STATE OF Alabama }
COUNTY OF Jefferson }

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Two Hundred Eighty Five Thousand and no/100----- DOLLARS and other valuable considerations to the undersigned GRANTOR, in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, Ryan Daniel and Dana B. Daniel, husband and wife, (herein referred to as GRANTOR), does hereby GRANT, BARGAIN, SELL and CONVEY unto
National Residential Nominee Services Inc.
of 16000 Dallas Parkway, 4th Floor Dallas, TX 75248

(herein referred to as GRANTEE) their heirs and assigns,

the following described real estate, situated in the County of Shelby, State of Alabama, to-wit:

Lot 634, according to the map or survey of Forest Parks, 6th Sector, 1st Phase, as recorded in Map Book 23, Page 101, in the Probate Office of Shelby County, Alabama.

This conveyance is made subject to any and all easements, restrictions and rights-of-way which appear of record and affect the above-described property.

For ad valorem tax appraisal purposes only, the address of the property is 135 Conroy Road, Sterrett, AL 35147, which is the address of the Grantees.

TO HAVE AND HOLD the tract or parcel of land above described, together with improvements and appurtenances thereunto pertaining, unto the said GRANTEE the heirs and assigns, forever.

B2708


AND GRANTOR does covenant with the said GRANTEE, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of the aforementioned premises; that GRANTOR is free from all encumbrances, except as hereinabove provided; that GRANTOR has a good right to sell and convey the same to the said GRANTEE, their heirs and assigns, and that GRANTOR will warrant and defend the premises to the said GRANTEE, their heirs and assigns, forever, against the lawful claims and demands of all persons except as hereinabove provided.

IN WITNESS WHEREOF, GRANTOR has caused this instrument to be executed on this 27th day of November 2006.

[Signature] (Seal)
Ryan Daniel

Dana B. Daniel (Seal)
Dana B. Daniel

THE STATE OF Alabama
COUNTY OF Jefferson }


20061222000625110 2/2 \$299.00
Shelby Cnty Judge of Probate, AL
12/22/2006 01:18:53PM FILED/CERT

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Ryan Daniel married man (fill in marital status) 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 executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 27th day of November, 2006.

Naomi Herron (Seal)
Notary Public Naomi Herron

5/28/07
My Commission Expires

THE STATE OF Alabama
COUNTY OF Jefferson }

Shelby County, AL 12/22/2006
State of Alabama

Deed Tax: \$285.00

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Dana B. Daniel a married woman (fill in marital status) 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, she executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 27th day of November, 2006.

Naomi Herron (Seal)
Notary Public Naomi Herron

5/28/07
My Commission Expires

This document prepared by: Beth Trenary, Title Specialist, 16000 Dallas Parkway, Suite 400, Dallas, TX 75248

Return to
FIRST NATIONAL FINANCIAL TITLE SERVICES
OF ALABAMA, INC.
1950 STONEGATE DRIVE, SUITE 150
VESTAVIA HILLS, AL 35242
PHONE (205) 968-8102 OR (800) 852-5960