

NTC0700068

Send tax notice to:
J. Clayton & Kelley Clark
3312 Afton Way
Birmingham, AL 35242

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Pkwy, #645
Birmingham, Alabama 35243

STATE OF ALABAMA
Shelby COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Eighty Three Thousand and 00/100 Dollars (\$283,000.00) in hand paid to the undersigned, **Lois R. Mancini and John P. Mancini, Co-Trustees of the Trust created U/W of Eloise Schwab Rodriguez dated 7/25/2000** (hereinafter referred to as "Grantor") by **J. Clayton Clark and Kelley Clark** (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 6, Block 5, according to the Amended Survey of Woodford, as recorded in Map Book 8, Page 51 A, B, C & D, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

**AD VALOREM TAXES DUE OCTOBER 01, 2007 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND
CONDITIONS OF RECORD.**

**\$226,400.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A
MORTGAGE LOAN.**

**\$ 56,600.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF
A SECOND MORTGAGE LOAN.**

The Grantor does for himself, his heirs and assigns, covenant with Grantee, his heirs, executors, administrators and assigns, that it is lawfully seized in fee simple of said premises; that he is free from all encumbrances except as noted above; that he has a good right to sell and convey the same as aforesaid; and that he will, and his heirs, executors, administrators shall warrant and defend the same to the said grantees, their heirs and assigns forever against the lawful claims of all persons.

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



2007021400068890 2/2 \$15.00
Shelby Cnty Judge of Probate, AL
02/14/2007 01:06:40PM FILED/CERT

IN WITNESS WHEREOF, Grantor has set his/her signature and seal on this the
7th day of February, 2007.

Lois R. Mancini and John P. Mancini, Co-
Trustees of the Trust created U/W of Eloise
Schwab Rodriguez dated 7/25/2000

Lois R. Mancini Co - Trustee
By Lois R. Mancini, Co Trustee

John P. Mancini, Co - Trustee
By John P. Mancini, Co-Trustee

STATE OF FLORIDA
COUNTY OF MARTIN

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that Lois R. Mancini and John P. Mancini, Co-Trustees of the Trust created U/W
of Eloise Schwab Rodriguez dated 7/25/2000, whose name is signed to the foregoing
instrument, and who is known to me, acknowledged before me on this day, that, being
informed of the contents of the said instrument, he/she executed the same voluntarily on
the day the same bears date.

Given under my hand and official seal this the 7th day of February, 2007

(Notary Seal)

Deborah L. Unger
Notary Public
Print Name:
Commission Expires:

