20070309000107620 1/1 $243.00
Shelby Cnty Judge of Probate, AL
03/09/2007 11:55:49AM FILED/CERT

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice T
Rosa Maria Stoops and John C. Stoops
105 Heritage Parkway
Montevallo, Alabama 35115

STATE OF ALABAMA)
: **JOINT SURVIVORSHIP DEED**
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **Two Hundred Thirty-Two Thousand and 00/100 ($232,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned **RD Development, LLC, an Alabama Limited Liability Company, by its sole member, DR Holding Company, LLC, an Alabama Limited Liability Company,** (hereinafter referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, the GRANTOR does hereby give, grant, bargain, sell and convey unto the GRANTEES, **Rosa Maria Stoops and John C. Stoops,** (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

Lot 64, according to the Map of Heritage Trace, Phase I, Sector I, as recorded in Map Book 34, Page 114, in the Probate Office of Shelby County, Alabama.

Subject To:
Ad valorem taxes for 2007 and subsequent years not yet due and payable until October 1, 2007. Existing covenants and restrictions, easements, building lines and limitations of record.

This instrument is executed as required by the Articles of Organization and Operational Agreement of said LLC and same have not been modified or amended.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEES, for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor, forever.

AND SAID GRANTOR, for said GRANTOR, GRANTOR'S successors and assigns, executors and administrators, covenants with GRANTEES, and with GRANTEES' heirs and assigns, that GRANTOR is lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTOR will, and GRANTOR'S successors and assigns, executors and administrators shall, warrant and defend the same to said GRANTEES, and GRANTEES' heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTOR has hereunto set its hand and seal this the **28th** day of **February, 2007.**

RD Development, LLC
by its sole member,
DR Holding Company, LLC

Raymond A. Pearce

Raymond A. Pearce, Member

Donald R. Proctor

Donald R. Proctor, Member

Shelby County, AL 03/09/2007
State of Alabama

Deed Tax:$232.00

STATE OF ALABAMA)
:
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Raymond A. Pearce and Donald R. Proctor, Members of DR Holding Company, LLC, sole member of RD Development, LLC, an Alabama Limited Liability Company, are signed to the foregoing Instrument and who are known to me, acknowledged before me on this day that, being informed of the contents of the Instrument, they as such Members and with full authority, signed the same voluntarily for and as the act of said limited liability company.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 28th day of February, 2007.

NOTARY PUBLIC
My Commission Expires: 4/29/2010

ELIZABETH A. NOTARY PUBLIC ALABAMA STATE AT LARGE