20070402000146570 1/2 $49.00
Shelby Cnty Judge of Probate,AL
04/02/2007 10:00:11AM FILED/CERT

Send Tax Notice to:
410 KNIGHTSBRIDGE
Alabaster, Alabama 35007

Prepared By:
Holliman & Shockley
2491 Pelham Pkwy
Pelham, Al 35124

Shelby County, AL 04/02/2007
State of Alabama

Deed Tax:$35.00

$696,000.00

STATE OF ALABAMA

CORPORATION WARRANTY DEED

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Six Hundred Ninety Six Thousand And 00/100to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged,L. D. Bowles Construction , LLC, (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto FRANK GRIFFITH, (hereinafter referred to as GRANTEE), the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 41A according to the Survey of RESURVEY OF LOTS 41 AND 44 OF STERLING GATE, SECTOR 3, PHASE 4 as recorded in Map Book 35, Page 37, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

$556,800.00 of the purchase price was paid from a mortgage
$104,400.00 paid from a 2nd mortgage.
recorded Simultaneously herewith.

Together with all and singular the tenaments, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTOR does for itself and its successors and assigns covenants with the said GRANTEE,his heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted

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above, that they are entitled to the immediate possession thereof; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has hereunto set its signature by Linton D. Bowles, Member its on this the 26 day of March, 2007.

L. D. Bowles Construction , LLC

Linton D. Bowles, Member

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Linton D. Bowles, Member of L. D. Bowles Construction , LLC 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 duly authorized officer executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 26 day of March, 2007.

Notary Public

My Commission Expires: 08/29/10

HOLLIMAN & SHOCKLEY
ATTORNEYS AT LAW
2491 PELHAM PARKWAY
PELHAM, ALABAMA 35124