20070425000190330 1/1 $28.00
Shelby Cnty Judge of Probate,AL
04/25/2007 09:12:42AM FILED/CERT

his Instrument Was Prepared By:
G. Wray Morse, Attorney at Law
1920 Valleydale Road
Birmingham, AL 35244

Send Tax Notice to:
Angela M. Moore
113 Canter Way
Alabaster, Alabama 35007

STATE OF ALABAMA
COUNTY OF SHELBY

TRUSTEE'S WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of **Three Hundred Thirty Four Thousand Nine Hundred and 00/100 Dollars ($334,900.00)** to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, **Johnsie E. Moore, as Trustee for the Johnsie E. Moore Revocable Trust** , (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto **Angela M. Moore and Awalski M. Moore** (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in the County of **Shelby** and State of **Alabama**, to-wit:

Unit 25, in the Saddle Lake Farms Condominium, a Condominium, located in Shelby County, Alabama, as established by Declaration of Condominium as recorded in Instrument No. 1995-17533 and Articles of Incorporation of Saddle Lake Farms Association, Inc. as recorded in Instrument No. 1995-17530, in the Office of the Judge of Probate of Shelby County, Alabama, together with an undivided interest in the common elements of Saddle Lake Farms Condominium as set out in the said Declaration of Condominium, said Unit being more particularly described in the floor plans and Architectural drawings of Saddle Lake Farms Condominiums as recorded in Map Book 20, Page 20 A & B, in the Probate Office of Shelby County, Alabama.

Note: $318,155.00 of the above purchase price is in the form of a mortgage in favor of Wells Fargo Bank, N.A., executed and recorded simultaneously herewith.

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

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

TO HAVE AND TO HOLD the same unto 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, together with every contingent remainder and right of reversion.

And said GRANTOR does for itself and its successors and assigns covenants with the said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, **Johnsie E. Moore** as **Trustee** of the **Johnsie E. Moore Revocable Trust** has hereunto set her signature on this the **18th** day of **April, 2007**.

Shelby County, AL 04/25/2007
State of Alabama

Deed Tax:$17.00

Johnsie E. Moore, as Trustee for the Johnsie E. Moore Revocable Trust

Johnsie E. Moore, Trustee

Johnsie E. Moore, Trustee

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that **Johnsie E. Moore** as **Trustee for the Johnsie E. Moore Revocable Trust,** 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 as such duly authorized trustee executed the same voluntarily for and as the act of said trust.

Given under my hand and official seal this the **18th** day of **April, 2007**.

G. Wray Morse

G. Wray Morse, Notary Public

My Commission Expires: **9/10/2008**

Closing Service