20070427000195140 1/1 $107.50
Shelby Cnty Judge of Probate, AL
04/27/2007 11:17:25AM FILED/CERT

406615

Send Tax Notice to:
Craig Westendorf
2005 River Birch Way
Birmingham, AL 35242

Shelby County, AL 04/27/2007
State of Alabama

Deed Tax:$96.50

STATE OF ALABAMA)
COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **Two Hundred Eighty Seven Thousand Five Hundred Dollars and No/100 ($287,500.00)**, and other valuable considerations to the undersigned GRANTOR, **Buck Creek Construction, Inc.** (herein referred to as GRANTOR), in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, GRANT, BARGAIN, SELL AND CONVEY unto **Craig Westendorf and Rebecca Benton a/k/a Rebecca Benton Westendorf** (herein referred to as GRANTEE) their heirs, successors and assigns, the following described real estate, situated in SHELBY COUNTY, and State of Alabama, to wit:

LOT 7, ACCORDING TO THE SURVEY OF BIRCH CREEK PHASE 2, AS RECORDED IN MAP BOOK 35, PAGE 88, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

This conveyance is made subject to covenants, restrictions, reservations, easements and rights-of-ways, if any, heretofore imposed of record.

For ad valorem tax purposes the mailing address of the above referred Grantee is **2005 River Birch Way, Birmingham, Alabama 35242.**

$191,000.00 of the purchase price herein was paid by the mortgage filed simultaneously with this deed.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then the survivor of them in fee simple, and to their heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), their heirs, successors and assigns FOREVER.

And GRANTOR(S) do covenant with the said GRANTEE(S), their heirs, successors and assigns, that the (are) lawfully seized in fee simple of the aforementioned premises, that it is free from all encumbrances, except as hereinabove provided, they have a good right to sell and convey the same to the said GRANTEE(S), AND DEFEND the premises to the said GRANTEE(S), their heirs, successors and assigns forever, against the lawful claims and demands of all persons, except as hereinabove provided.

IN WITNESS WHEREOF, **Buck Creek Construction, Inc.**, has caused this instrument to be executed by Chris Williamson, its duly authorized President this the 25th day of April, 2007.

WITNESS: _____

Buck Creek Construction, Inc.
By: _____
Chris Williams, President

THE STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that **Chris Williams** whose name as **President** of **Buck Creek Construction, Inc.**, 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 President and with full authority executed the same voluntarily for and as the act of said Company.

Given under my hand and seal this the 25th day of April, 2007.

_____
Notary Public
My Commission Expires:

DAVID A. BEDGOOD NOTARY PUBLIC EXP. 8-27-07 ALABAMA STATE AT LARGE

THIS DOCUMENT PREPARED BY:
Paul Esco, Esq.
547 South Lawrence Street
Montgomery, Alabama 36104