

RELI, Inc.  
The Title & Closing Professionals  
2850 Cahaba Road, Suite 140  
Mountain Brook, AL 35223  
*MB070012*

Send tax notice to:  
Kathryn J. Morse  
1728 21<sup>st</sup> Ave  
Calera, AL 35040

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

STATE OF ALABAMA  
Shelby COUNTY

**WARRANTY DEED**

  
20070504000208350 1/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
05/04/2007 11:40:03AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Sixty Nine Thousand Nine Hundred and 00/100 Dollars (\$69,900.00) in hand paid to the undersigned, Timothy M. Liptak, a single person (hereinafter referred to as "Grantor") by Kathryn J. Morse (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 8, according to Robert Pledger's Resurvey of a part of Blocks 262, 263 and 265, according to Dunstan's Map of Calera as recorded in Map Book 4, Page 1, in the Probate Office of Shelby County, Alabama.

**SUBJECT TO:**

AD VALOREM TAXES DUE OCTOBER 01, 2007 AND THEREAFTER.  
BUILDING AND SETBACK LINES, RESTRICTIONS, EASEMENTS,  
AGREEMENTS, RIGHTS OF WAYS, COVENANTS AND CONDITIONS OF  
RECORD.

\$69,900.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF  
A 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 grantee, 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.

IN WITNESS WHEREOF, Grantor has set his/her signature and seal on this the 25<sup>th</sup> day of April 2007.



Timothy M. Liptak



20070504000208350 2/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
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STATE OF ALABAMA  
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Timothy M. Liptak, 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 25<sup>th</sup> day of April 2007.

