

Send Tax Notice:  
James E. Murphy  
137 Hidden Creek Cove  
Pelham, AL 35124

File No.: 07-1706

This instrument prepared by:  
Joseph C. Kreps  
Kreps Law Firm, LLC  
502 Montgomery Highway  
Suite 202  
Birmingham, AL 35216

STATE OF ALABAMA                     )  
  :  
COUNTY OF JEFFERSON            )       **GENERAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **One Hundred Twenty-Three Thousand and 00/100 (\$123,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned Grantors, **Leah J. Hardin n/k/a Leah J. Humphrey and Matthew Humphrey, husband and wife and Gary L. Hardin and Linda F. Hardin, husband and wife**, (hereinafter referred to as Grantors), the receipt whereof is hereby acknowledged, the Grantors do hereby give, grant, bargain, sell and convey unto the Grantee, **James E. Murphy**, (hereinafter referred to as Grantee), in fee simple, together with every contingent remainder and right of reversion, their heirs and assigns, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

**Lot 15, according to the Survey of Phase One, Hidden Creek Townhomes, as recorded in Map Book 27, Page 49, in the Probate Office of Shelby County, Alabama.**

SUBJECT TO:

1. Ad valorem taxes due and payable October 1, 2007.
2. All restrictions, easements, Rights of parties in possession, encroachments, liens for services, labor, or materials, taxes or special assessments, building lines.
3. Easements, Encroachments, rights of ways, building set back lines, as shown on recorded plat
4. Mineral and Mining rights not owned by the Grantor.
5. Matters which would be revealed by a survey of the property conveyed.

(\$110,000.00 of the purchase price was paid from a mortgage loan closed simultaneously with delivery of this deed.)

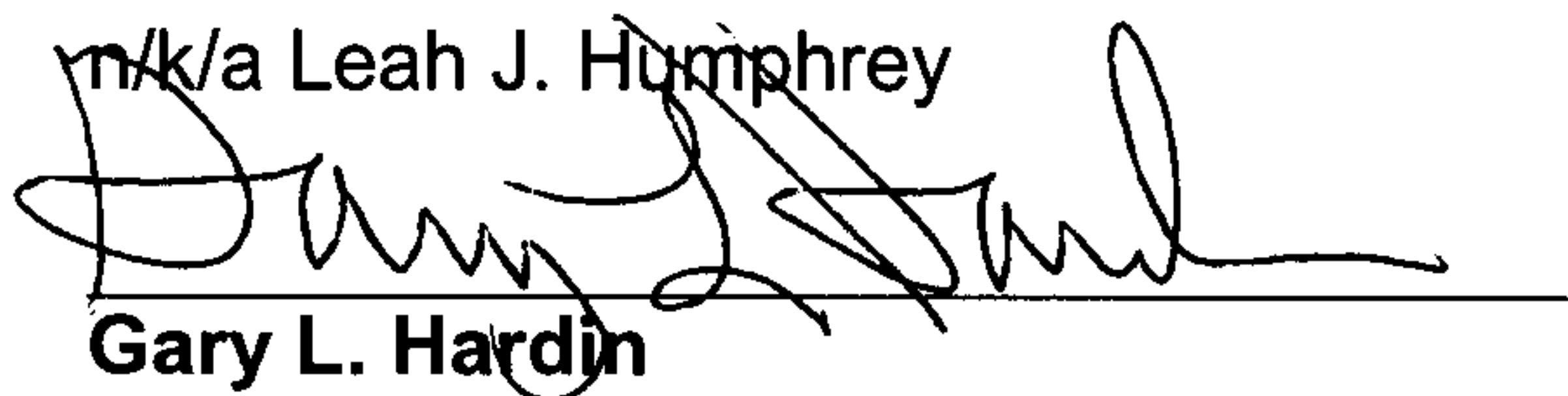
And said Grantors, for said Grantors, their heirs, successors, executors and administrators, covenants with Grantee, and with his/her heirs and assigns, that Grantors are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except 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 Grantors will, and their heirs, executors and administrators shall, warrant and defend the same to said Grantee, and his/her heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said Grantors have hereunto set their hand and seal this the 14th day of May, 2007.



Leah J. Hardin

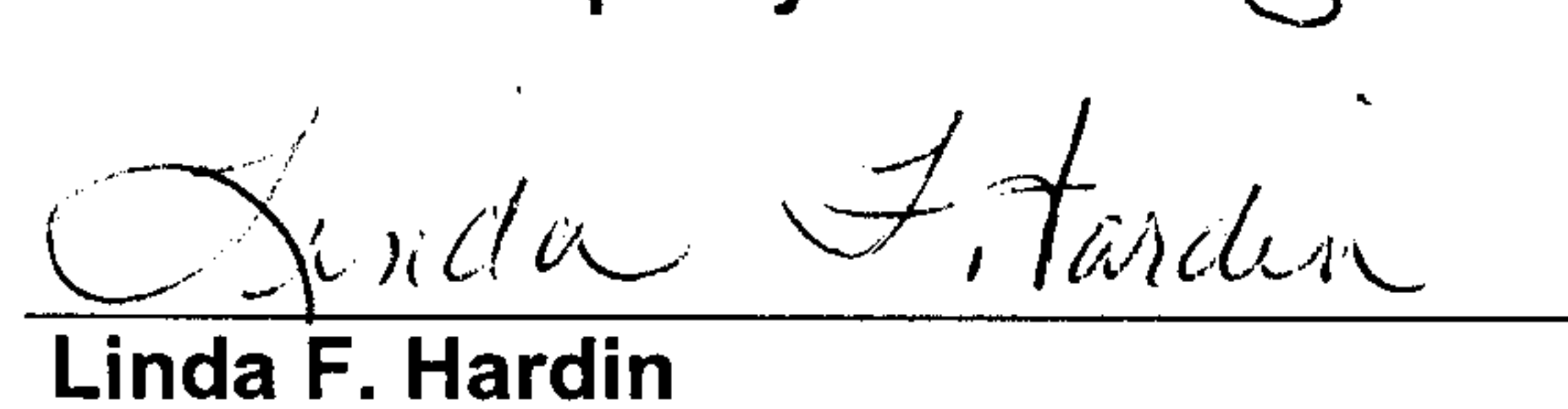
n/k/a Leah J. Humphrey



Gary L. Hardin



Matthew Humphrey



Linda F. Hardin

STATE OF ALABAMA )

COUNTY OF JEFFERSON )

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that **Leah J. Hardin n/k/a Leah J. Humphrey and Matthew Humphrey, husband and wife and Gary L. Hardin and Linda F. Hardin, husband and wife**, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of the Instrument signed their names on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 14th day of May, 2007.



NOTARY PUBLIC

My Commission Expires: 3/26/10

Shelby County, AL 05/23/2007  
State of Alabama

Deed Tax: \$13.00