

WARRANTY DEED

20070702000308870 1/1 \$293.00
Shelby Cnty Judge of Probate, AL
07/02/2007 10:09:30AM FILED/CERT

**STATE OF ALABAMA
COUNTY OF SHELBY**

KNOW ALL MEN BY THESE PRESENTS, That, in consideration of **\$282,000.00** to the undersigned Grantor(s), **Lyle S Nickles and Lauren S Nickles, Husband and Wife**, in hand paid by the Grantee named herein, the receipt of which is hereby acknowledged, the said Grantor(s) does by these presents, grant, bargain, sell and convey unto **The Bernice G Hoke Revocable Trust** (herein referred to as "Grantee") the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 7, according to the Survey of Final Plat of the Mixed use Subdivision Inverness Highlands, as recorded in Map Book 34, Page 45, in the Probate Office of Shelby County, Alabama.

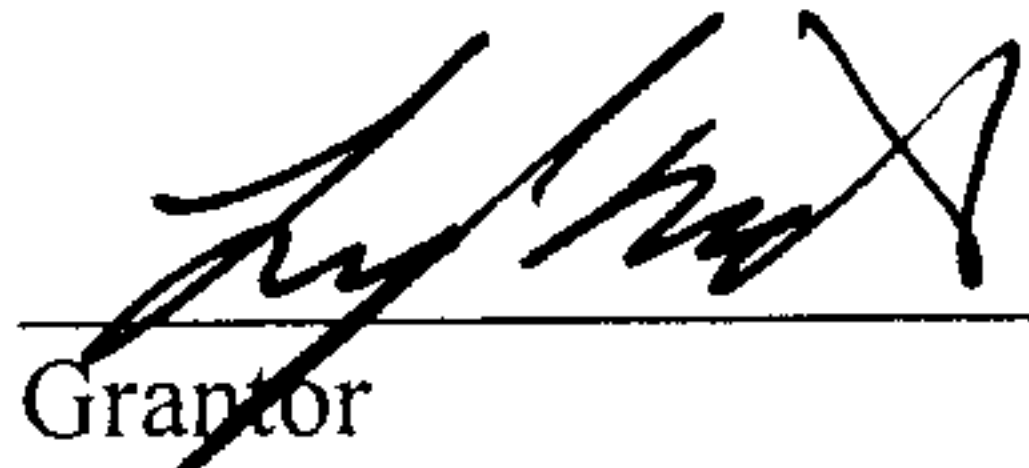
**Address of Property: 3040 Valley Ridge Road
Hoover, Alabama 35242**

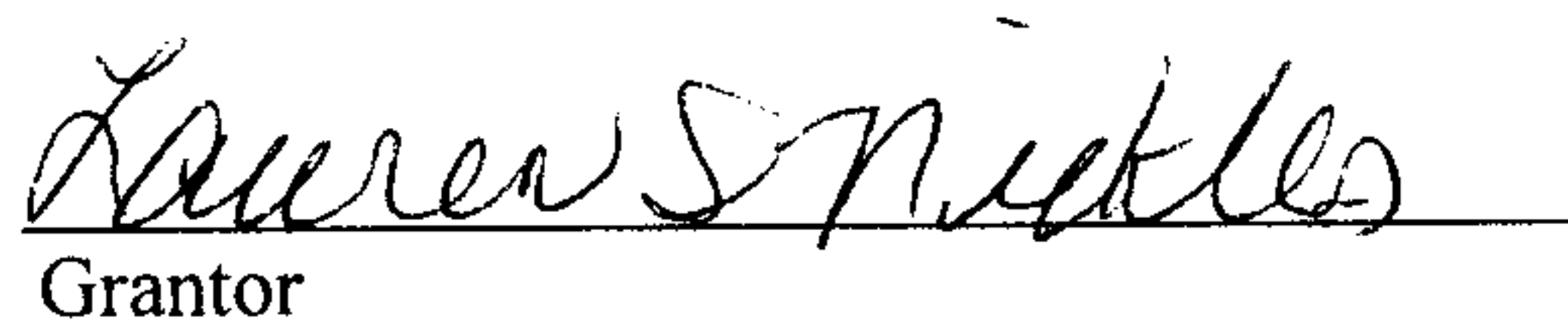
Subject to taxes for the year 2007 and subsequent years, easements, restrictions, reservations, rights-of way, limitations, covenants and conditions of record, if any, and mineral and mining rights, if any.

TO HAVE AND TO HOLD, to the said Grantee, its successors and assigns forever. And said Grantor(s) does for itself, its successors and assigns, covenant with said Grantee, its heirs and assigns, that it is lawfully seized in fee simple of said premises, that it is free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said Grantee, its heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR(S), who is authorized to execute this conveyance, has hereto set its signature and seal this the 29th day of June, 2007.

By:


Grantor


Grantor

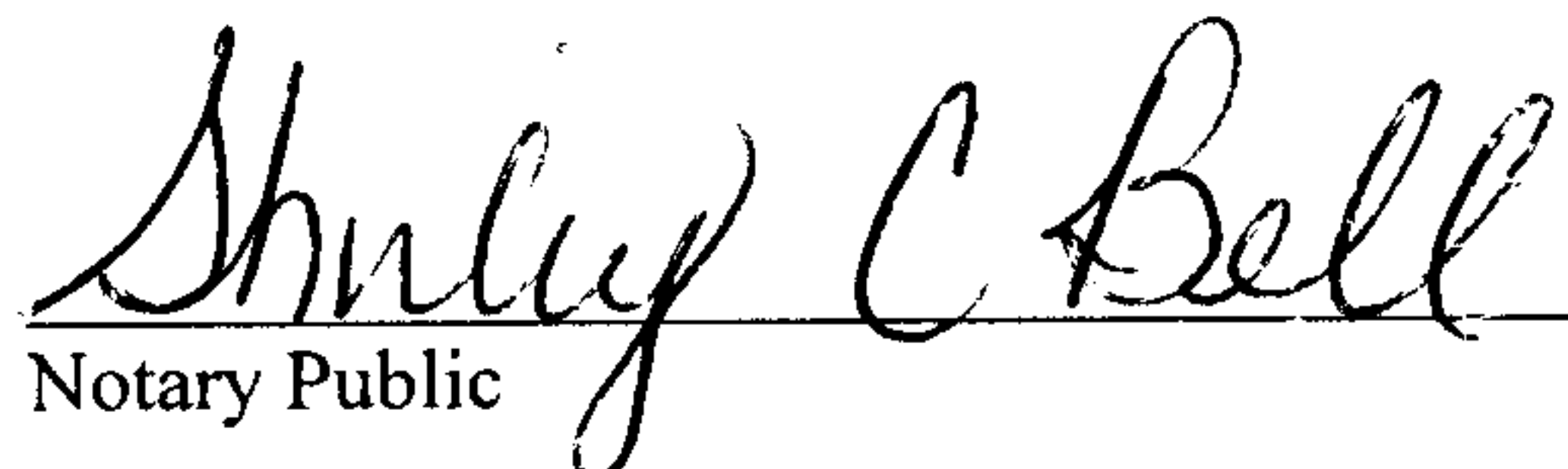
Shelby County, AL 07/02/2007
State of Alabama

Deed Tax: \$282.00

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Lyle S Nickles and Lauren S Nickles, husband and wife**, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29th day of June, 2007.


Notary Public

Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 19, 2008
BONDED THRU NOTARY PUBLIC UNDERWRITERS

This Instrument Prepared By:
Kevin Hays, Attorney at Law
100 Concourse Parkway, Suite 101
Birmingham, AL 35244

Send Tax Notices To:
Bernice G Hoke
3040 Valley Ridge Road
Hoover, Alabama 35242