

MTB0700310

Send tax notice to:
James Keith Tidmore
6069 Vale Meade Circle
Helena, AL 35080

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

STATE OF ALABAMA
COUNTY Shelby


20070802000360920 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
08/02/2007 01:48:50PM FILED/CERT

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Three Thousand and 00/100 Dollars (\$203,000.00) in hand paid to the undersigned Robert L. Reed and Jennifer R. Reed (hereinafter referred to as Grantors") by James Keith Tidmore and Rachel C. Tidmore, husband and wife (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 69, according to the Survey of Woodvale, as recorded in Map Book 12, Page 21 & 22, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

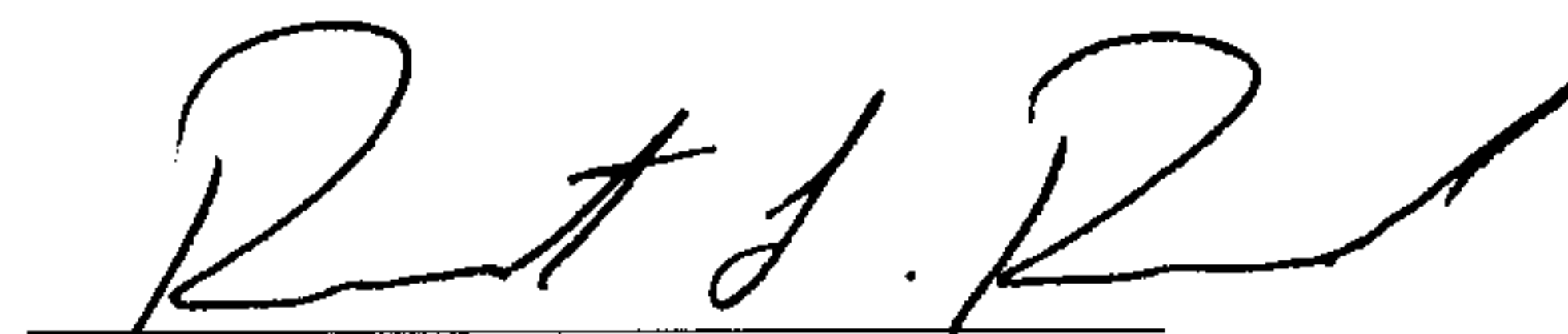
ADVALOREM TAXES DUE OCTOBER 01, 2007 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, EASEMENTS, RIGHTS OF WAYS,
AGREEMENTS, COVENANTS AND CONDITIONS OF RECORD.
MINERAL AND MINING RIGHTS NOT OWNED BY GRANTORS.

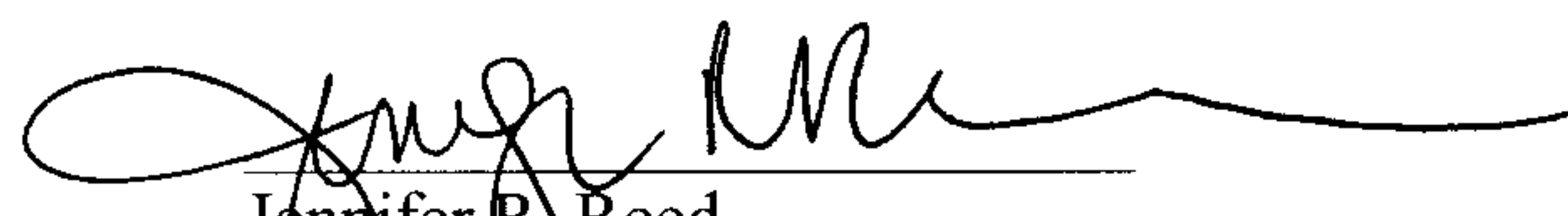
\$203,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A
MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are is lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their 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.

IN WITNESS WHEREOF, Grantor(s) Robert L. Reed and Jennifer R. Reed hereunto set their signature(s) and seal(s) on July 31, 2007.


Robert L. Reed

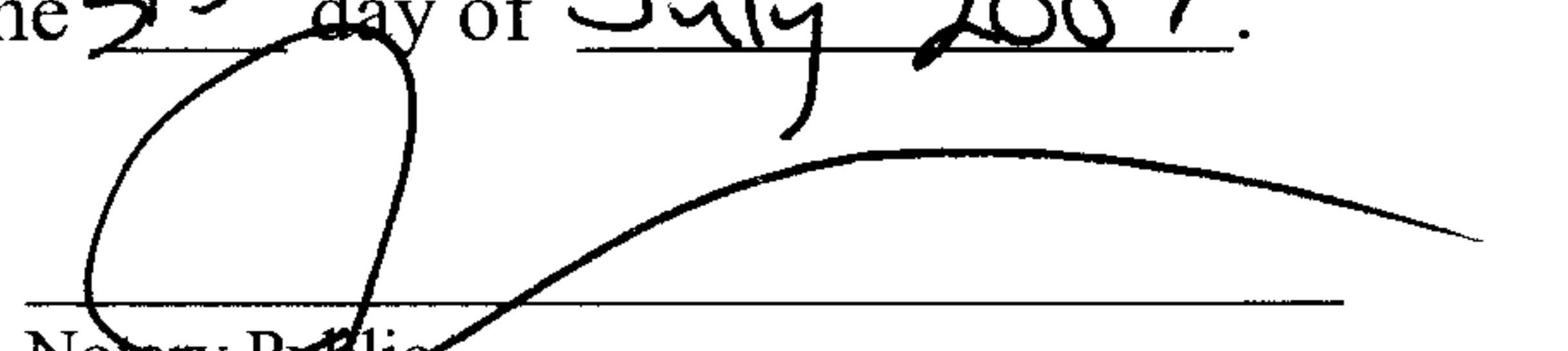

Jennifer R. Reed

STATE OF ALABAMA
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robert L. Reed and Jennifer R. Reed, whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 31st day of July 2007.

(NOTARIAL SEAL)


Notary Public
Print Name: Jeffrey Adam Morris
Commission Expires: 6/22/09

