

16042



20070803000361740 1/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
08/03/2007 09:01:26AM FILED/CERT

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(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was  
prepared by:

R. Shan Paden  
PADEN & Paden  
Attorneys at Law  
5 Riverchase Ridge, Suite 100  
Birmingham, Alabama 35244

SEND TAX NOTICE TO:

KIERSTEN DAHLHOFF  
318 VICTORIA STATION  
MAYLENE, ALABAMA 35114

STATE OF ALABAMA)

COUNTY OF Shelby)

### **WARRANTY DEED**

**Know All Men by These Presents:** That in consideration of ONE HUNDRED SIXTY EIGHT THOUSAND DOLLARS and 00/100 (\$168,000.00) to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt of which is acknowledged, we, HEATH M. LEWIS and ANGELA H. LEWIS, HUSBAND AND WIFE (herein referred to as GRANTORS) do grant, bargain, sell and convey unto KIERSTEN DAHLHOFF, AN UNMARRIED PERSON, (herein referred to as GRANTEEES, whether one or more) the following described real estate, situated in Shelby County, Alabama, to-wit:

LOT 476, ACCORDING TO THE SURVEY OF CEDAR GROVE AT STERLING GATE, SECTOR 2, PHASE 7, AS RECORDED IN MAP BOOK 31, PAGE 147, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO EXISTING EASEMENTS, CURRENT TAXES, RESTRICTIONS AND COVENANTS, SET-BACK LINES AND RIGHTS OF WAY, IF ANY, OF RECORD.

\$168,000.00 of the consideration herein was derived from a mortgage closed simultaneously herewith.

**TO HAVE AND TO HOLD** Unto the said GRANTEEES, his, her or their heirs and assigns, forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEEES, his, her, or their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEEES, his, her, or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTORS, HEATH M. LEWIS and ANGELA H. LEWIS, HUSBAND AND WIFE, have hereunto set his, her or their signature(s) and seal(s), this the 27th day of July, 2007.



HEATH M. LEWIS



ANGELA H. LEWIS

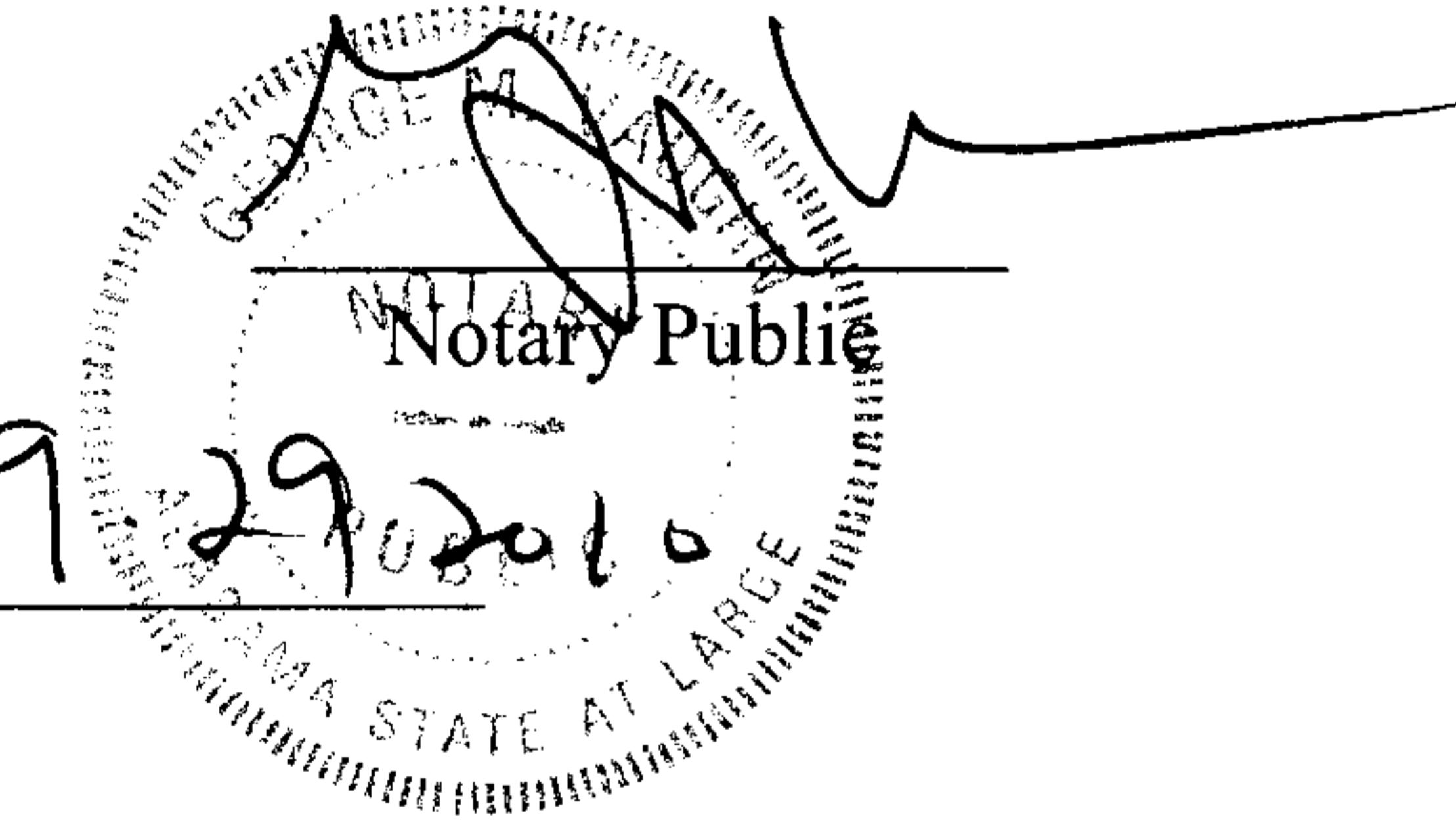
STATE OF ALABAMA)  
COUNTY OF SHELBY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that HEATH M. LEWIS, ANGELA H. LEWIS 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, or they executed the same voluntarily on the day the same bears date.

Given under my hand this the 27th day of July, 2007.

My commission expires: 9/29/2010



  
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