



20070809000372640 1/2 \$20.50
Shelby Cnty Judge of Probate, AL
08/09/2007 08:38:34AM FILED/CERT

This Instrument Was Prepared By:
Holliman & Shockley
2491 Pelham Pkwy
Pelham, Al 35124

Shelby County, AL 08/09/2007
State of Alabama
Deed Tax:\$6.50

\$128,750.00

STATE OF ALABAMA
COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Ten and no/100 (\$10.00) Dollars to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, Gladin Scott Byrne, IV, married, (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto Elizabeth A. Sevilla, unmarried, the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 2 according to the Survey of Park Place, Second Addition as recorded in Map Book 17, Page 16, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

\$102,250.00 & \$20,000.00 were paid from first & second mortgages recorded herewith.

Grantee's address: 252 Park Place Way
Alabaster, Alabama 35007

Together with all and singular the tenaments, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTOR does for himself, his successors and assigns covenants with the said GRANTEE, her heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and his heirs and assigns shall, warrant and defend the same to the said GRANTEE, their heirs and



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assigns forever, against The lawful claims of all persons. I N
WITNESS WHEREOF, I has hereunto set my hand and seal on this the
2 day of August, 2007.

Gladin Scott Byrne, IV
Gladin Scott Byrne, IV

STATE OF ALABAMA

COUNTY OF SHELBY

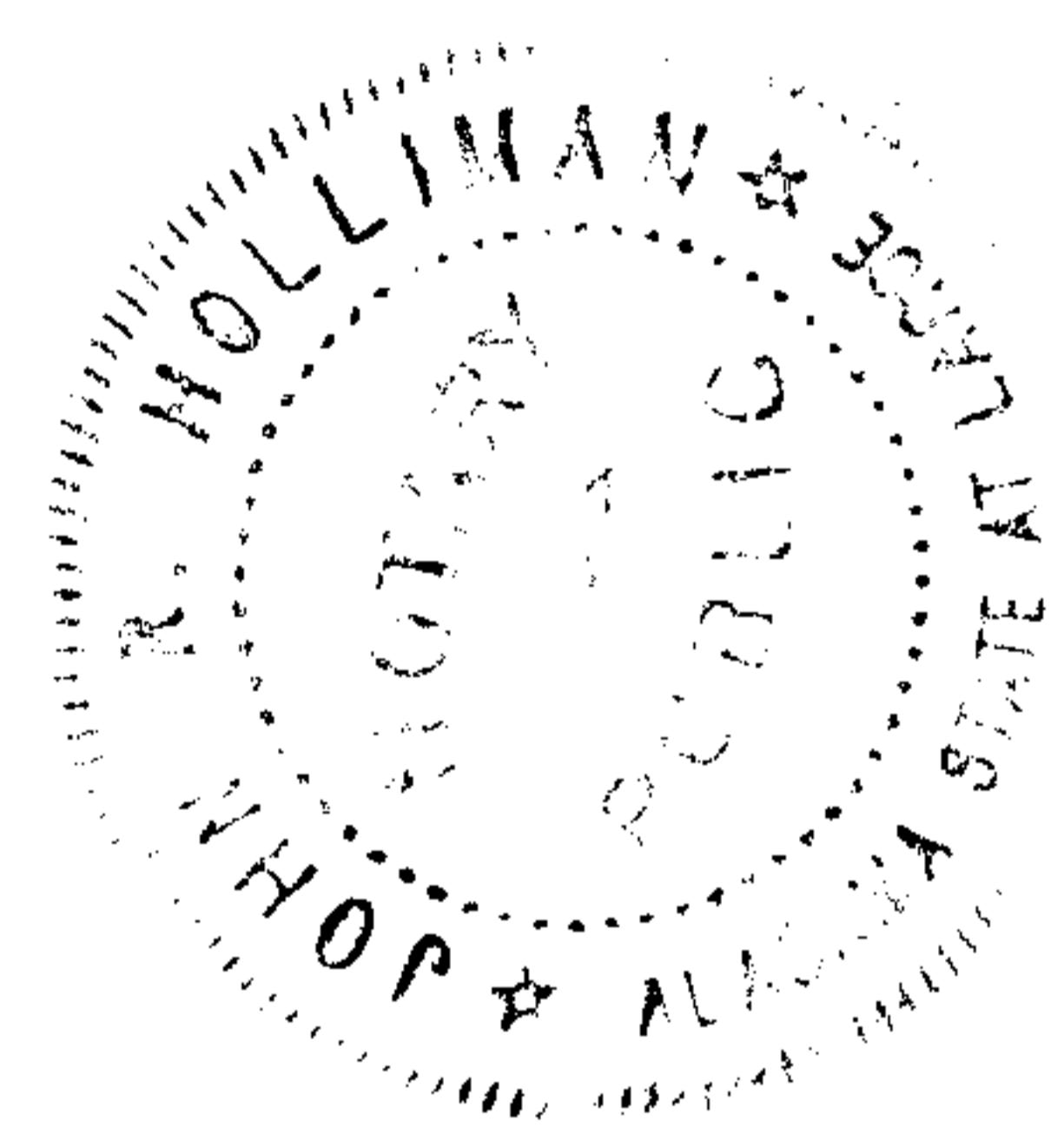
I, the undersigned, a notary public in and for said county in said state, hereby certify that Gladin Scott Byrne, IV, married, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 2 day of
August, 2007.

John L. Holliman
Notary Public

My Commission Expires:

08/29/10



HOLLIMAN & SHOCKLEY
ATTORNEYS AT LAW
2491 PELHAM PARKWAY
PELHAM, ALABAMA 35124