

WARRANTY DEED

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of **One Hundred Thirty Six Thousand Five Hundred and No/100 (\$136,500.00)** and other valuable considerations to the undersigned Grantor(s) in hand paid by the Grantee(s) herein, the receipt of which is hereby acknowledged, I/we **Robert Michael Calderman and Lauren Dian Cole, n/k/a Lauren C. Calderman, husband and wife**, herein referred to as Grantor(s), do hereby GRANT, BARGAIN, SELL AND CONVEY unto **David W. Pickett**, referred to as Grantee(s), his heirs and assigns, the following described real estate, situated in Shelby County, State of Alabama, to wit:

**LOT 595, ACCORDING TO THE SURVEY OF FOREST LAKES, SECTOR 11, AS RECORDED IN MAP BOOK 32, AT PAGE 137, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.**

**\$136,500.00 OF THE ABOVE CONSIDERATION WAS PAID FROM THE PROCEEDS OF THAT MORTGAGE CLOSED SIMULTANEOUSLY HEREWITH.**

**LAUREN C. CALDERMAN IS ONE AND THE SAME AS LAUREN DIAN COLE AS STATED ON TITLE.**

SUBJECT TO: Easements, restrictive covenants and right of ways as shown by the public records.  
Ad valorem taxes for the year 2007, are a lien, but not yet due and payable, and any subsequent years.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), his/her heirs and assigns FOREVER.

And GRANTOR(S) do covenant with the said GRANTEE(S), his heirs and assigns, that they have lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrances, except as hereinabove provided; that they have a good right to sell and convey the same to the GRANTEE(S), his heirs and assigns, and that GRANTOR(S) will WARRANT and DEFEND the premises to the said GRANTEE(S), his heirs and assigns forever, the lawful claims and demands of all persons, except as hereinabove provided.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal this 17<sup>th</sup> day of August, 2007.

*Robert Michael Calderman*  
ROBERT MICHAEL CALDERMAN  
BY: *Lauren C. Calderman AIF*  
LAUREN C. CALDERMAN, ATTORNEY-IN-FACT

*Lauren Dian Cole N/K/A Lauren C. Calderman*  
LAUREN DIAN COLE N/K/A LAUREN C. CALDERMAN

STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County and State hereby certify that Robert Michael Calderman, by Lauren C. Calderman, Attorney-in-fact and Lauren Dian Cole n/k/a Lauren C. Calderman 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, she, in her capacity of Attorney-in-Fact for Robert Michael Calderman and with full authority and individually, executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this 17<sup>th</sup> day of August, 2007.

My Commission Exp:

*Christopher P. Moseley*  
Notary Public

THIS INSTRUMENT PREPARED BY:  
CHRISTOPHER P. MOSELEY  
Moseley & Associates, P.C.  
2871 Acton Road, Suite 101  
BIRMINGHAM, ALABAMA 35243

SEND TAX NOTICE TO:  
4147 FOREST LAKES ROAD  
STERRETT, AL 35147

**CHRISTOPHER P. MOSELEY**  
**MY COMMISSION EXPIRES 10/07/09**