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20071005000467560 1/1 \$376.00
Shelby Cnty Judge of Probate, AL
10/05/2007 02:01:02PM FILED/CERT

Shelby County, AL 10/05/2007
State of Alabama

Deed Tax: \$365.00

This instrument was prepared by
Shannon E. Price, Esq.
P. O. Box 19144
Birmingham, AL 35219

SEND TAX NOTICE TO:

William H. Henry and Sadie M. Henry
425 Acer Trail
Alabaster, Alabama 35007

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF Jefferson

That in consideration of **Three Hundred Sixty Five Thousand and No/100 Dollars (\$365,000.00)**

To the undersigned grantor, **Woodway Properties, LLC**, A limited liability company, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto **William H. Henry and wife, Sadie M. Henry** (herein referred to as GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in **Shelby County, Alabama**, towit:

**LOT 14, ACCORDING TO THE MAP OR PLAT OF MAPLE RIDGE
SUBDIVISION, RECORDED IN MAP BOOK 37, PAGE 87, IN THE OFFICE OF
THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.**

SITUATED IN SHELBY COUNTY, ALABAMA.

Subject to:

1. The lien of Ad Valorem taxes for the year 2008 are a lien but neither due nor payable until 1 October, 2008.
2. Municipal improvements assessments and fire district dues against subject property, if any.
3. Title to all oil, gas and minerals within and underlying the premises, together with all oil and mining rights and other rights, privileges and immunities relating thereto, together with any release of liability for injury or damage to persons or property as a result of the exercise of such rights.
4. 75' building line front as shown on recorded Map Book 37, Page 87.
5. Subject to Covenants, conditions and restrictions (deleting therefrom, any restrictions indicating any preference, limitation or discrimination based on race, color, religion, sex, handicap, family status or national origin) as set forth in the document recorded in Instrument 20070327000136870 in the Probate Office of Shelby County, Alabama.
6. Grant of Land Easement and Restrictive Covenants in favor of Alabama Power Company as set out in Instrument 20060414000174000 in the Probate Office of Shelby County, Alabama.

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common. And said GRANTOR does for itself, its successors and assigns, covenant with the said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, 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 GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Member, who is authorized to execute this conveyance, has hereto set its signature and seal, this October 2, 2007.

Woodway Properties, LLC, By: Stephen Nelson, Member

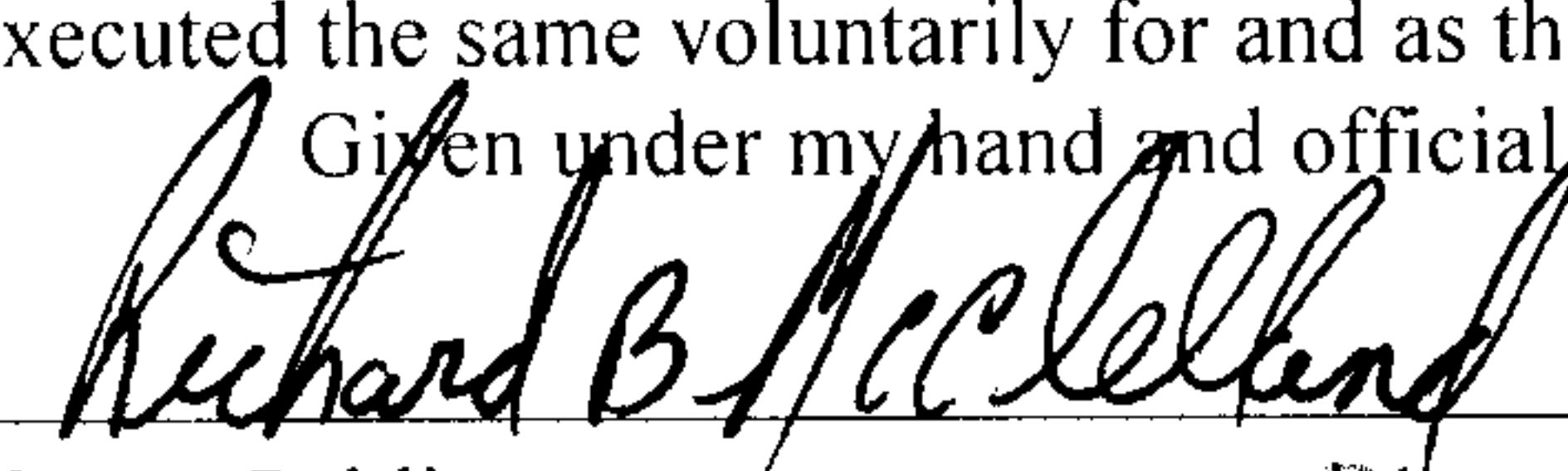
By:


Stephen Nelson

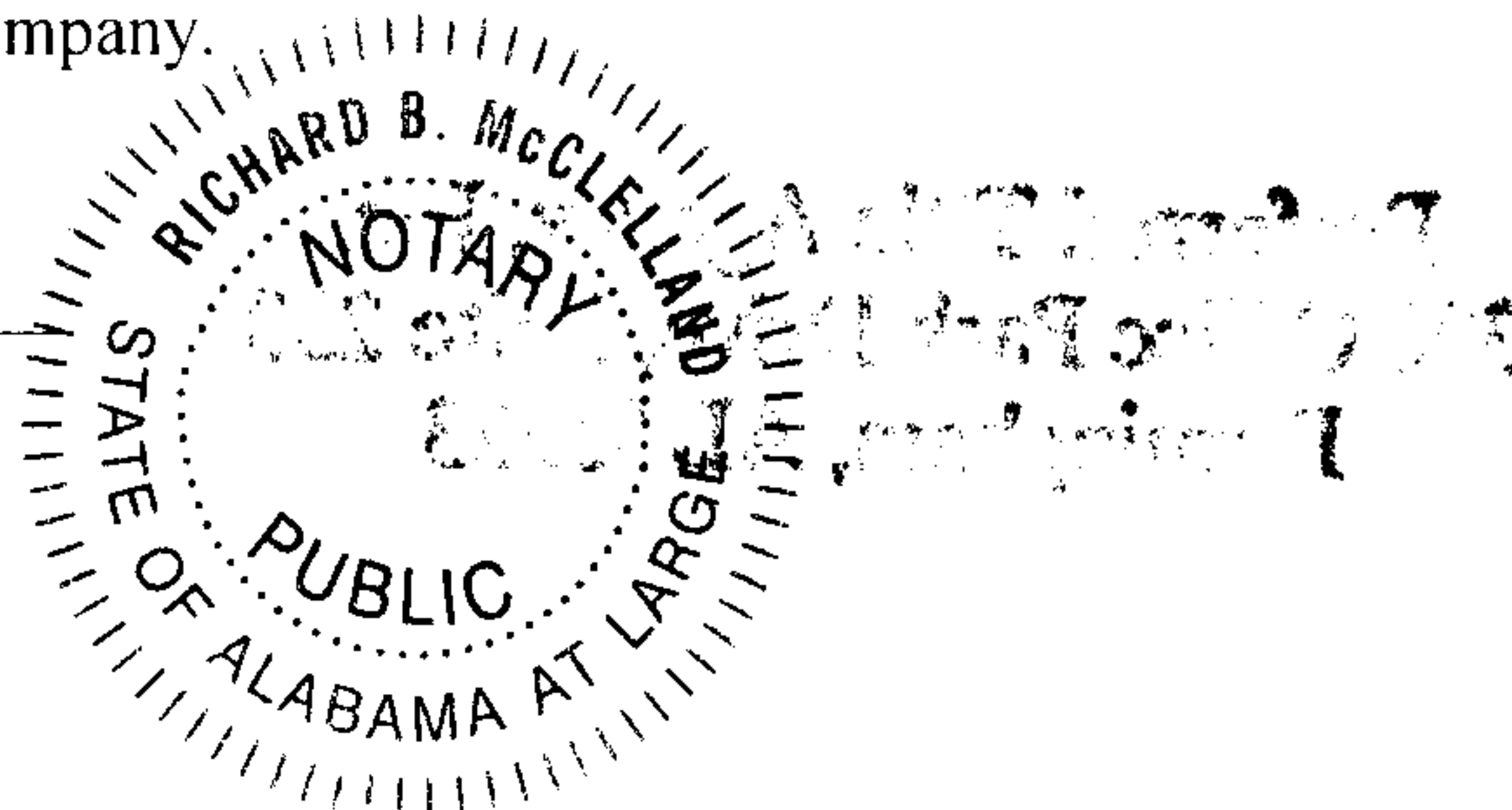
**STATE OF Alabama
COUNTY OF Jefferson**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Stephen Nelson** whose name as **Member**, of **Woodway Properties, LLC**, a limited liability company, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal this October 02, 2007


Notary Public.
(Seal)

Richard B. McClelland
My Commission Expires: 10-19-2010



**CORPORATION FORM WARRANTY DEED,
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP
Closers' Choice**