



20071031000502630 1/2 \$15.00  
Shelby Cnty Judge of Probate, AL  
10/31/2007 08:38:19AM FILED/CERT

This instrument prepared by:  
Laurie Boston Sharp, Attorney at Law  
P.O. Box 567  
Alabaster, Alabama 35007

Send Tax Notice To:  
Christopher S. Gilham  
Amy R. Green  
185 Allen Drive  
Alabaster, Alabama 35007

STATE OF ALABAMA       )  
SHELBY COUNTY         )

**STATUTORY WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS**, That in consideration of the payment of  
EIGHTY-FOUR THOUSAND FIVE HUNDRED and no/100 Dollars (\$84,500.00) and other good and  
valuable consideration, the receipt of which is hereby acknowledged, the undersigned Grantor, **H & L  
PROPERTIES, L.L.C., an Alabama limited liability company** (the "Grantor"), does by these presents,  
grant, bargain, sell and convey unto the undersigned Grantees, **CHRISTOPHER S. GILHAM and  
AMY R. GREEN** (the "Grantee"), the following described real estate, situated in Shelby County,  
Alabama, to-wit:

Unit 306 in Allen Drive Condominiums, as established by that certain Declaration of  
Condominium for Allen Drive Condominiums, which is recorded in Instrument #  
20060807000389070, and rerecorded in Instrument # 20071031000502510, in the  
Office of the Judge of Probate of Shelby County, Alabama to which said Declaration of  
Condominiums the By-Laws are attached as Exhibit "D", and by plat being filed for record in  
Map Book 37, Page 55, in the Probate Office, together with an undivided interest in the Common  
Elements assigned to said Unit as set forth on Exhibit "C" attached to the Declaration.

All of the above consideration was paid from the proceeds of a mortgage loan closed  
simultaneously herewith.

Said conveyance is also made subject to:

1. Property taxes for the year 2008 and thereafter.
2. Easements, restrictions and reservations of record.
3. The terms, conditions, reservations, restrictions, easements, limitations, rights and  
easements as set forth in that certain Declaration of Condominium for Allen Drive  
Condominiums, together with all exhibits attached thereto, including the By-Laws of  
Allen Drive Condominiums as recorded in the Office of the Judge of Probate of Shelby  
County, Alabama.
4. Rights of parties in land and all Common Elements and easements as set forth in the  
Allen Drive Condominium Declaration.

5. Covenants, conditions, restrictions, reservations, easements, liens for assessments, options, powers of attorney, and limitations of title created by the "Alabama Uniform Condominium Act of 1991", Chapter 8, Section 35-8A-101 et seq., Code of Alabama or set forth in the Declaration of Condominium of Allen Drive, a condominium dated August 7, 2006, and recorded in Instrument # 20060807000389070, and rerecorded in Instrument # 20071031000502510, in the Office of the Judge of Probate of Shelby County, Alabama; in the By-Laws of Allen Drive Condominiums; in the Articles of Incorporation of Allen Drive Condominiums recorded in Instrument #20060814000394900, in said Probate Office and in any other allied instrument referred to in any of the instruments aforesaid.

**TO HAVE AND TO HOLD** unto the said Grantee, its successors and assigns forever;

Grantor makes no warranty or covenant respecting the nature of the quality of the title to the property hereby conveyed other than that the Grantor has neither permitted nor suffered any lien, encumbrance or adverse claim to the property described herein since the date of acquisition thereof by the Grantor.

**IN WITNESS WHEREOF**, the Grantor has his signature, this the 30<sup>th</sup> day of October, 2007.

GRANTOR:


**H & L PROPERTIES, L.L.C.,**  
an Alabama limited liability company

By:   
**June Jones**  
**Its: Sole Member**

STATE OF ALABAMA       )  
COUNTY OF SHELBY     )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that JUNE JONES, whose name as SOLE MEMBER of H & L PROPERTIES, L.L.C., an Alabama 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, she, in her capacity as such Sole Member and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30<sup>th</sup> day of October, 2007.

  
NOTARY PUBLIC  
My commission expires: 5-13-2008