

WARRANTY DEED

20071107000514750 1/2 \$49.00
Shelby Cnty Judge of Probate, AL
11/07/2007 03:39:40PM FILED/CERT

This instrument was prepared by:
WILLIAM PATRICK COCKRELL
WPC & ASSOCIATES LLC

(Name)

ONE PERIMETER PARK S STE 451N
BIRMINGHAM, ALABAMA 35243

(Address)

STATE OF **ALABAMA**
COUNTY OF **Shelby**

Send tax notice to:
STACEY BAILEY

(Name)

4128 FOREST LAKES DRIVE
STERRETT, AL 35147

(Address)

Shelby County, AL 11/07/2007
State of Alabama

Deed Tax: \$35.00

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED THIRTY FOUR THOUSAND NINE HUNDRED dollars (\$134,900.00) and other good and valuable consideration, to the undersigned Grantor, or Grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we (I), STEVEN RADFORD, MARRIED (herein referred to as Grantor) do, grant, bargain, sell and convey unto STACEY BAILEY, UNMARRIED (herein referred to as Grantees), the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 589 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.

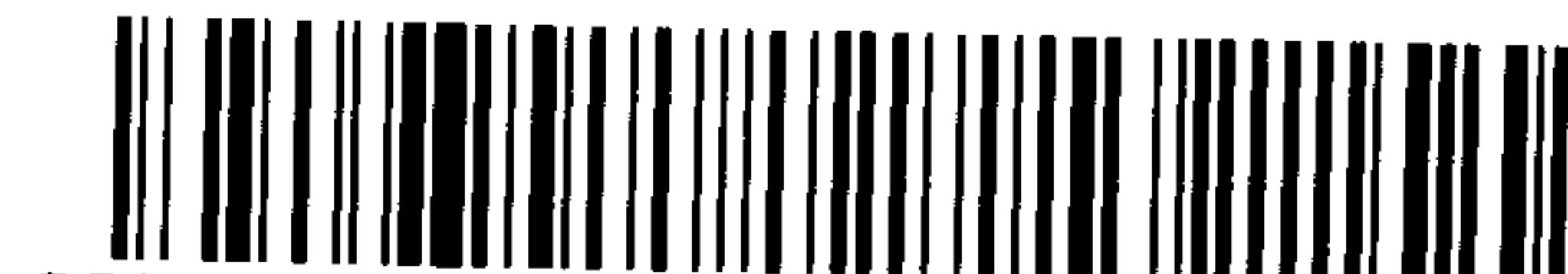
A PURCHASE MONEY MORTGAGE IN THE AMOUNT OF 99,999.00 AND 34,901.00 IS FILED HEREWITH.

THIS PROEPRTY IS NOT AND HAS NEVER BEEN THE HOMESTEAD OF THE GRANTORS SPOUSE.

TO HAVE AND TO HOLD, to the said Grantee, his/her heirs and assigns forever.

And we (I) do for ourselves (myself), successors and assigns covenant with the said Grantees, their heirs and assigns, that we (I) are (am) lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that we (I) have a good right to sell and convey the same as aforesaid; that

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we (I) will and our (my) heirs, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, 09/27/07.



(Seal)

STEVEN RADFORD

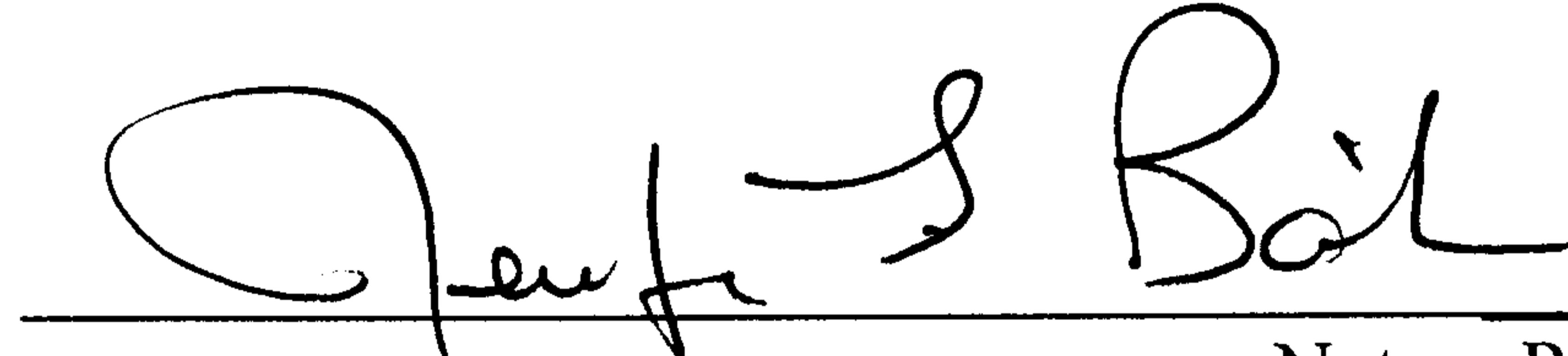
STATE OF ALABAMA

COUNTY OF Shelby

General Acknowledgment

I, JENNIFER L. BANIK, a Notary Public in and for said County in said State, hereby certify that STEVEN RADFORD, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 09/27/07.



Notary Public

Return to: William Patrick Cockrell
WPC & Associates LLC

Jennifer L. Banik
Notary Public, AL State at Large
My Comm. Expires Feb. 7, 2009