

Send Tax Notice:
Myrtle Ann Collins
713 Talon Cove
Birmingham, Alabama 35242

File No.: 07-1858

This instrument prepared by:
Joseph C. Kreps
Kreps Law Firm, LLC
502 Montgomery Highway
Suite 202
Birmingham, AL 35216

STATE OF ALABAMA)
 :
COUNTY OF JEFFERSON) **GENERAL WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **Two Hundred Fifty Thousand and 00/100 (\$250,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned Grantors, **Joshua Hale and Alicia Hale, Husband and Wife**, (hereinafter referred to as Grantors), the receipt whereof is hereby acknowledged, the Grantors do hereby give, grant, bargain, sell and convey unto the Grantee, **Myrtle Ann Collins**, (hereinafter referred to as Grantee), in fee simple, together with every contingent remainder and right of reversion, their heirs and assigns, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 39, according to the Final Plat of Eagle Trace - Phase 2, as recorded in Map Book 30, Page 38, in the Probate Office of Shelby County, Alabama.

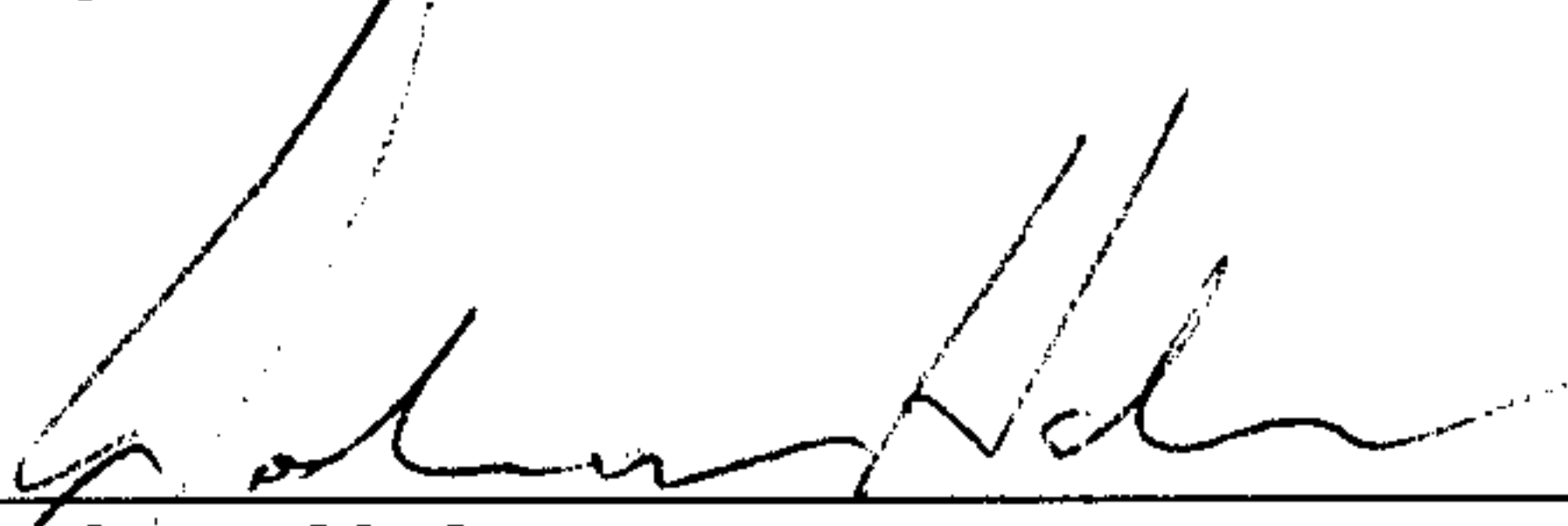
SUBJECT TO:

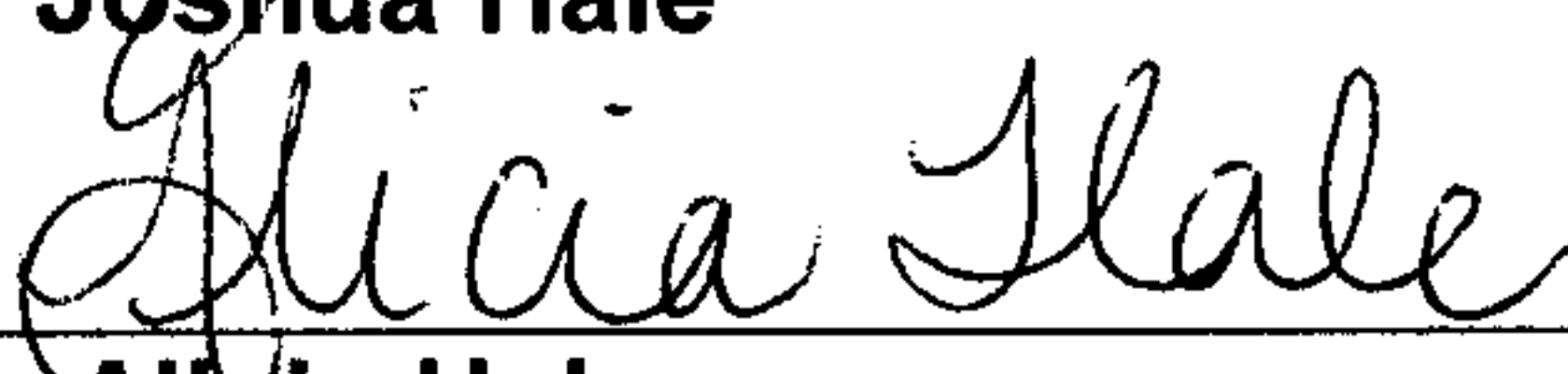
1. Ad valorem taxes due and payable October 1, 2007.
2. All restrictions, easements, Rights of parties in possession, encroachments, liens for services, labor, or materials, taxes or special assessments, building lines.
3. Easements, Encroachments, rights of ways, building set back lines, as shown on recorded plat
4. Mineral and Mining rights not owned by the Grantor.
5. Matters which would be revealed by a survey of the property conveyed.

(\$200,000.00 of the purchase price was paid from a mortgage loan closed simultaneously with delivery of this deed.)

And said Grantors, for said Grantors, their heirs, successors, executors and administrators, covenants with Grantee, and with his/her heirs and assigns, that Grantors are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that Grantors will, and their heirs, executors and administrators shall, warrant and defend the same to said Grantee, and his/her heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said Grantors have hereunto set their hand and seal this the 2nd day of November, 2007.



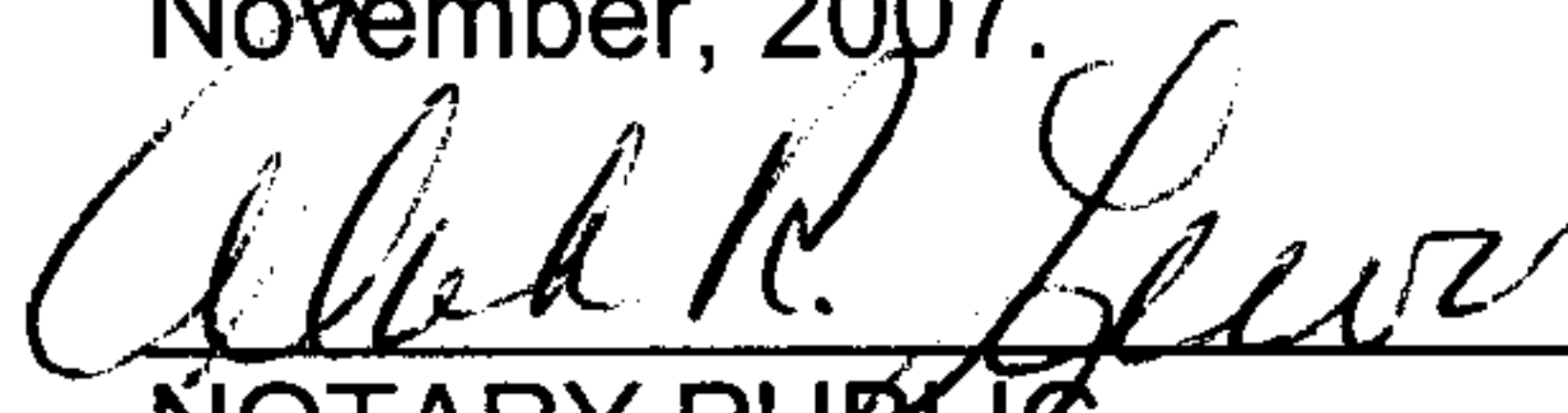
Joshua Hale


Alicia Hale

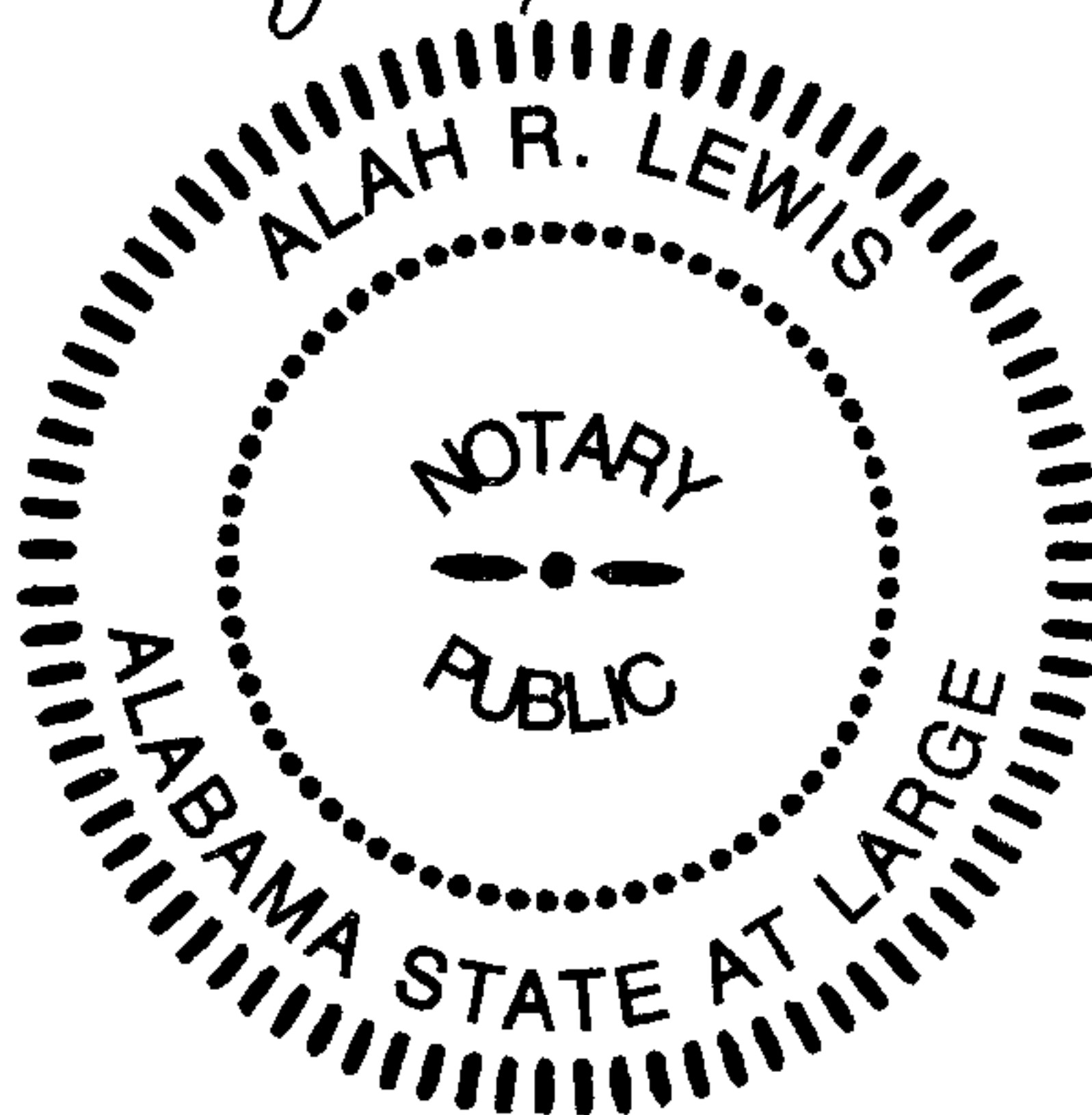
STATE OF ALABAMA)
 :
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that **Joshua Hale and Alicia Hale, Husband and Wife**, 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 Instrument signed his/her name(s) voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 2nd day of November, 2007.



NOTARY PUBLIC
My Commission Expires *Aug. 17, 2010*



Shelby County, AL 12/04/2007
State of Alabama
Deed Tax: \$50.00