

THIS INSTRUMENT PREPARED BY:
Wallace, Ellis, Fowler & Head
P O Box 587
Columbiana, AL 35051


SEND TAX NOTICE TO:
Mr. & Mrs. J. Sadler Sanders
315 Christopher Cove
Sterrett, AL 35147

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)

COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,


20071204000549210 1/1 \$66.00
Shelby Cnty Judge of Probate, AL
12/04/2007 03:03:53PM FILED/CERT

That in consideration of **FIFTY FIVE THOUSAND AND NO/100-----**
DOLLARS (\$55,000.00), to the undersigned grantor, **MAPLE LEAF ESTATES, LLC.**, an
Alabama 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 **J. SADLER SANDERS and wife, JILL**
SANDERS (herein referred to as **GRANTEES**), for and during their joint lives and upon the
death of either of them, then to the survivor of them in fee simple, together with every contingent
remainder and right of reversion, the following described real estate, situated in Shelby County,
Alabama, described as follows:

Lot 16, according to the Survey of Maple Leaf Estates, as recorded in Map Book 39, Page 39, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to taxes for 2008 and subsequent years, easements, restrictions, rights of way and
permits of record.

TO HAVE AND TO HOLD, To the said **GRANTEES** for and during their joint lives
and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs
and assigns of such survivor forever, together with every contingent remainder and right of
reversion. And said **GRANTOR** does for itself, its successors and assigns, covenant with 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, Charles Rogers, who is
authorized to execute this conveyance, has hereto set his signature and seal, this the 4 day of
December, 2007.

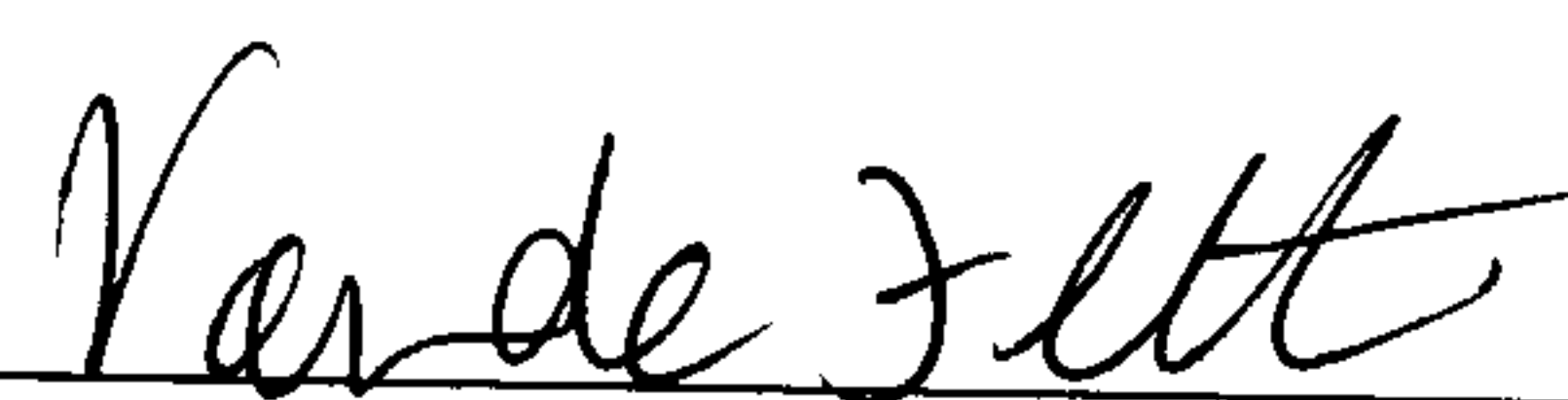
MAPLE LEAF ESTATES, LLC

BY: 
Charles Rogers, Its Member

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby
certify that Charles Rogers, whose name as Member of Maple Leaf Estates, LLC., 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, he
as such member, and with full authority, executed the same voluntarily for and as the act of said
company.

Given under my hand and official seal, this the 4th day of December, 2007.


Notary Public

My Commission Expires: 01/02/11

Shelby County, AL 12/04/2007
State of Alabama
Deed Tax: \$55.00