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20071213000562680 1/1 \$12.00
Shelby Cnty Judge of Probate, AL
12/13/2007 08:56:48AM FILED/CERT

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This instrument was prepared by:
R. Shan Paden
PADEN & PADEN
Five Riverchase Ridge
Birmingham, Alabama 35244

SEND TAX NOTICE TO:
ALAN C. BUSBIN
4009 FOREST LAKES ROAD
CHELSEA, AL 35043

STATE OF ALABAMA
COUNTY OF Shelby

STATUTORY WARRANTY DEED

Know All Men by These Presents: That in consideration of **ONE HUNDRED SIXTY FIVE THOUSAND FIVE HUNDRED DOLLARS 00/100 (\$165,500.00)** to the undersigned grantor, **G.S. CONSTRUCTION, LLC**, in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR, does by these presents, grant, bargain, sell and convey unto **ALAN C. BUSBIN**, (herein referred to as GRANTEE, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

LOT 512 ACCORDING TO THE SURVEY OF FOREST LAKES 10TH SECTOR AS RECORDED IN MAP BOOK 31 PAGE 25 A AND B IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2007 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2008.
2. RESTRICTIONS APPEARING OF RECORD IN INST NO. 200336833 INST NO 200336840; INST NO 200367137; INST NO 200321809; INSTRUMENT NO 20030404000202050 AND INST NO 20030410000218090.

\$165,500.00 of the consideration herein was derived from a mortgage closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said GRANTEE, her/his heirs and assigns, forever.

IN WITNESS WHEREOF, the said **GEORGE VAUGHN** as **CLOSING AGENT** of **G.S. CONSTRUCTION, LLC**, has hereunto subscribed his/her name on this the 20th day of November, 2007.

G.S. CONSTRUCTION, LLC

GEORGE VAUGHN
CLOSING AGENT

STATE OF ALABAMA)
COUNTY OF SHELBY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **GEORGE VAUGHN**, whose name as **CLOSING AGENT** of **G.S. CONSTRUCTION, LLC**, 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 or she, 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 this 20th day of November, 2007.

Notary Public

My commission expires:

11-27-09