

This Instrument Was Prepared By:  
Christopher R. Smitherman, Attorney At Law  
Post Office Box 261  
Montevallo, Alabama 35115  
(205) 665-4357

Send Tax Notice:  
Laura D. Harper  
208 Portsouth Lane  
Alabaster, AL 35007



20080107000007150 1/1 \$12.00  
Shelby Cnty Judge of Probate, AL  
01/07/2008 11:57:14AM FILED/CERT

STATE OF ALABAMA )  
                          )      WARRANTY DEED  
SHELBY COUNTY      )

**KNOW ALL MEN BY THESE PRESENTS**, that for and in consideration of the sum of **One Hundred Fifty-Five Thousand and 00/100 Dollars (\$155,000.00)** and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Bruce Edwin Westfall and wife, Nancy B. Westfall**, hereinafter called "Grantor," does hereby GRANT, BARGAIN, SELL AND CONVEY unto **Laura D. Harper, a single person**, hereinafter called "Grantee" in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

**Lot 72, according to the Survey of Third Sector Portsouth, as recorded in Map Book 7, Page 110, in the Probate Office of Shelby County, Alabama.**

**NOTE: Nancy B. Gothard and Nancy B. Westfall are one and the same person.**

**NOTE: PURCHASE MONEY FIRST MORTGAGE EXECUTED BY GRANTEE(S), ON EVEN DATE HEREWITH, IN FAVOR OF MORTGAGEAMERICA, INC., IN THE SUM OF \$155,000.00.**

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

The Grantor, does individually and for the heirs, executors, and administrators of the Grantor covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the said premises; that the Grantor and the heirs, executors, administrators of the Grantor shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor has executed this Deed and set the seal of the Grantor thereto on this date the 2<sup>nd</sup> day of January, 2008 at 725 West Street, Montevallo, Alabama 35115.

**GRANTORS**

  
\_\_\_\_\_  
Bruce Edwin Westfall

  
\_\_\_\_\_  
Nancy B. Westfall

STATE OF ALABAMA )  
                          )      ACKNOWLEDGMENT  
SHELBY COUNTY      )

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted names, Bruce Edwin Westfall Nancy B. Westfall, which are signed to the foregoing Deed, who are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that said persons executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 2<sup>nd</sup> day of January, 2008.

NOTARY PUBLIC  
My Commission Expires: 5/13/08