

SEND TAX NOTICE TO:
Patrick Henderson and Kayla Smith
909 Broken Bow Trail
Alabaster, AL 35007



20080304000086740 1/1 \$13.50
Shelby Cnty Judge of Probate, AL
03/04/2008 10:52:52AM FILED/CERT

This instrument was prepared by:
Frank Steele Jones
Frank Jones & Associates, LLC
2633 Valleydale Road, Suite 200
Birmingham, Alabama 35244

WARRANTY DEED

State of Alabama)
)
Shelby County)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Fifty Five Thousand dollars and Zero cents (\$155,000.00)**, and other good and valuable considerations to the undersigned Grantors, in hand paid by the Grantees herein, the receipt whereof is hereby acknowledged, **David M. LaRocca and wife, Elizabeth R. LaRocca** (hereinafter referred to as the "Grantors" whether one or more), grants, bargains, sells and conveys unto **Patrick Henderson** (hereinafter referred to as the "Grantee"), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 1, Block 9, according to the Survey of Navajo West Sector of Navajo Hills, as recorded in Map Book 5, page 80 in the Office of the Judge of Probate for Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to ad valorem taxes for the years 2008, and subsequent years, easements, restrictions, covenants, rights of way, and limitations of record.

\$152,605.00 of the above mentioned purchase price was paid for from mortgage loan(s) closed simultaneously herewith.

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

And we do for ourselves and for our heirs, executors and administrators, covenant with the said Grantee, his/her heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the 15th day of February, 2008

 (SEAL)

Shelby County, AL 03/04/2008
State of Alabama

Deed Tax: \$2.50

Elizabeth R. LaRocca

(SEAL)

State of Alabama)
)
Shelby County)

General Acknowledgment

I, **Frank Steele Jones**, a Notary Public in and for said County, in said State, hereby certify that **David M. LaRocca and wife, Elizabeth R. LaRocca** 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 for and as their own act on the day the same bears date.

Given under my hand and official seal this the 15th day of February, 2008.

(SEAL)

Notary Public

Notary Public
My Commission Expires: 8/14/2011

FILE NO: 2008060