



20080305000090350 1/2 \$144.00
Shelby Cnty Judge of Probate, AL
03/05/2008 01:22:09PM FILED/CERT

Send tax notice to:
Parker H. Schopbach
117 Frances Lane
Helena, AL 35080
NTC0800056

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Pkwy, #645
Birmingham, Alabama 35243

STATE OF ALABAMA
Shelby COUNTY

Shelby County, AL 03/05/2008
State of Alabama

Deed Tax: \$130.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty Thousand and 00/100 Dollars (\$130,000.00) in hand paid to the undersigned, Tanya M. Burt and Elliott Burt, Wife and Husband (hereinafter referred to as "Grantor") by Parker H. Schopbach (hereinafter referred to as Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 21, according to a Resurvey of Village Parrish, a Townhome Community, as recorded in Map Book 24, Page 75, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2008 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND
CONDITIONS OF RECORD.

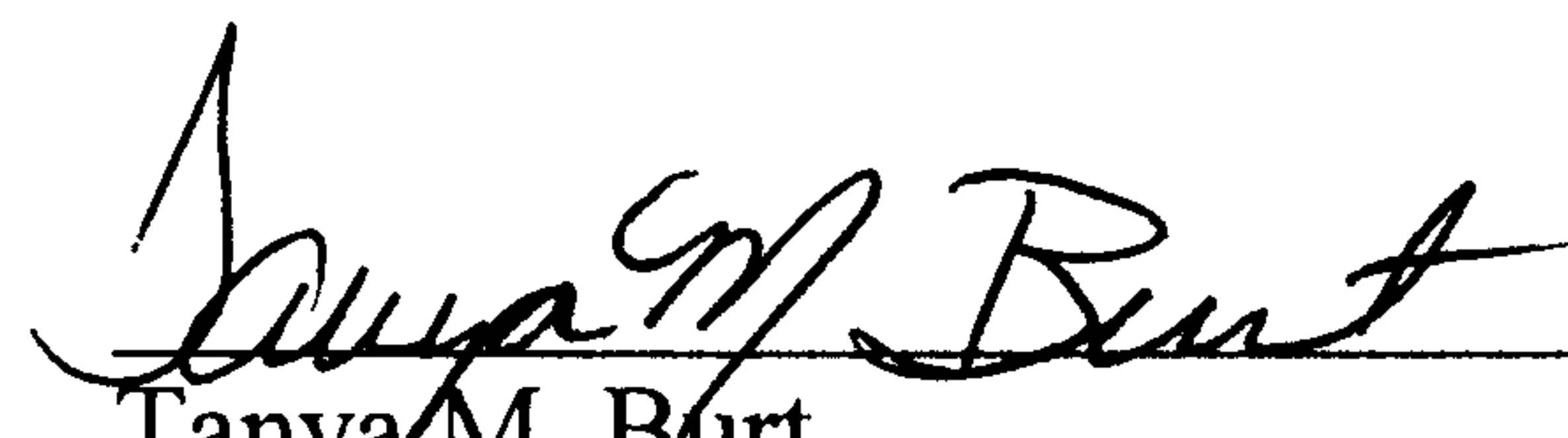
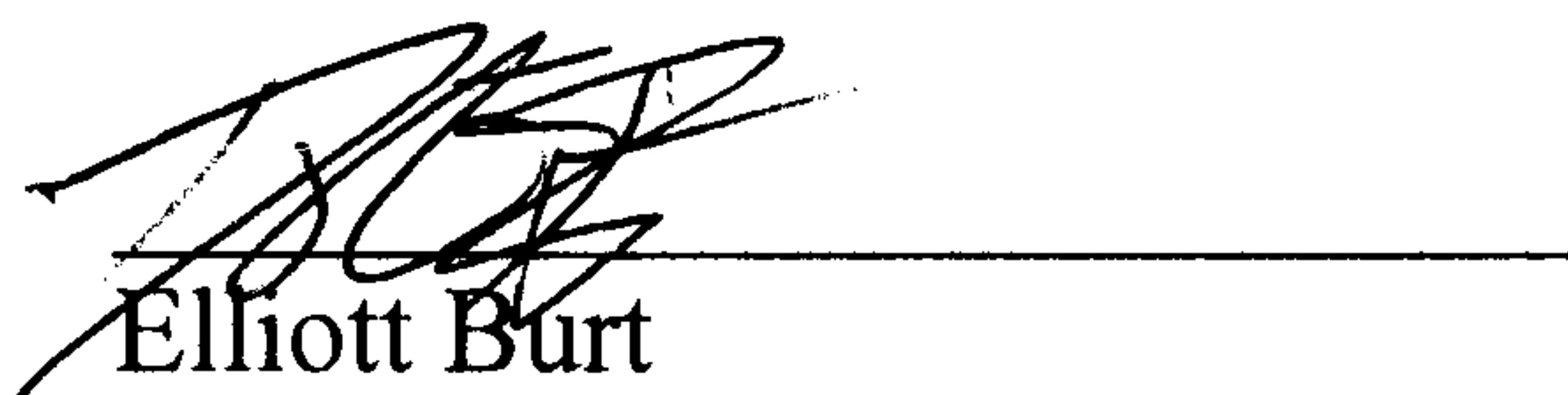
\$104,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF
A MORTGAGE LOAN.

Tanya M. Wilson, the grantee in deed recorded in Inst. No. 20050908000465380 is one
and the same person as Tanya M. Burt.

The Grantor does for himself, his heirs and assigns, covenant with Grantee, his heirs, executors, administrators and assigns, that it is lawfully seized in fee simple of said premises; that he is free from all encumbrances except as noted above; that he has a good right to sell and convey the same as aforesaid; and that he will, and his heirs, executors, administrators shall warrant and defend the same to the said grantee, their heirs and assigns forever against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, her/his heirs, executors, administrators
and assigns forever.

IN WITNESS WHEREOF, Grantor has set his/her signature and seal on this the 28th day of February, 2008.


Tanya M. Burt

Elliott Burt

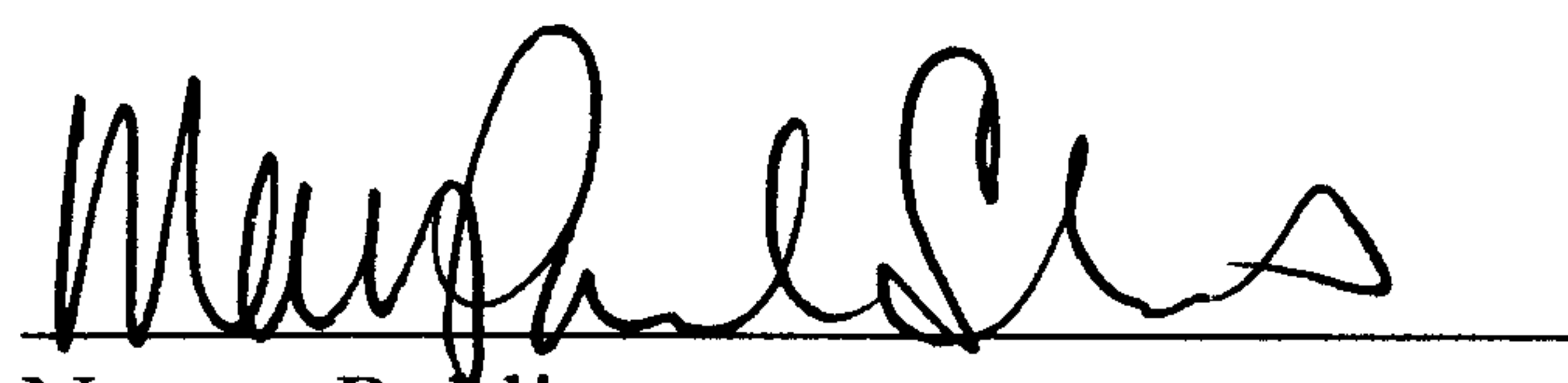
STATE OF ALABAMA
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Tanya M. Burt and Elliott Burt, wife and husband, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 28th day of February, 2008.

(Notary Seal)




Notary Public
Print Name:
Commission Expires: