

After Recording Send Tax Notice To:

Robert S. Pacheco

1417 Primrose Lane

Hoover, AL 35244

\$10,000



20080403000134660 1/2 \$24.00
Shelby Cnty Judge of Probate, AL
04/03/2008 08:43:48AM FILED/CERT

WARRANTY DEED

TITLE OF DOCUMENT

STATE OF ALABAMA

Know all men by these presents:

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

Deed Tax: \$10.00

CALHOUN COUNTY

THAT in consideration of good and valuable consideration to the undersigned grantor, in hand paid by the grantee herein, the receipt and sufficiency whereof is acknowledged, I, **EITHEL M. PACHECO** (herein referred to as Grantor), who certifies that the property conveyed hereby constitutes her homestead, grants, bargains, sells and conveys unto **ROBERT S. PACHECO, or his successors in trust, Trustee of the EITHEL M. PACHECO IRREVOCABLE TRUST dated March 13, 2008,** (herein referred to as Grantee), the real estate described below situated in Shelby County, Alabama, to wit:

***Lot 30, according to the survey of Chase Plantation,
3rd Sector, as recorded in Map Book 9, at Page 47 A &
B, in the Probate Office of Shelby County, Alabama.***

And being the same property whose street address is 318 Chase Plantation circle, Birmingham, AL 35244, conveyed unto the Grantor herein by Harbor Homes, Inc. by deed dated October 15, 1985, and recorded in the Probate Office of Shelby County, Alabama on October 17, 1985.

THE DESCRIPTION AND INFORMATION FOR THE PREPARATION OF THIS DEED WAS PROVIDED BY THE GRANTOR AND GRANTEE. THE DRAFTSMAN MAKES NO WARRANTIES, AS TO THE SUFFICIENCY OF THE INTEREST CONVEYED, NO TITLE OPINION WAS REQUESTED AND NO TITLE OPINION WAS PREPARED.

To have and to hold to the said grantee, her heirs and assigns in fee simple, forever.

Subject to: Restrictions, Conditions, Covenants, Rights, Rights of Way, Mortgages, and easements now of record, if any.

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

IN WITNESS WHEREOF, **EITHEL M. PACHECO** has hereunto set her hand and seal, this 13th day of March, 2008.

Eithel M. Pacheco
EITHEL M. PACHECO


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STATE OF ALABAMA

General Acknowledgement

COUNTY OF CALHOUN

I, Steve Bailey, a Notary Public in and for said County, in said State, hereby certify that **EITHEL M. PACHECO** whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

NOTARY STAMP / SEAL

Given under my hand and official seal of office
this 13th day of March 2008.



NOTARY PUBLIC

My Commission Expires: April 26, 2010

This Document Prepared By:

Steve Bailey

THE ESTATE PLANNING LAW FIRM

2491 Pelham Parkway

Pelham, AL 35124

256-605-6380