20080508000189640 1/3 \$57.00 Shelby Cnty Judge of Probate, AL 05/08/2008 01:21:08PM FILED/CERT

THIS INSTRUMENT WAS PREPARED BY: Richard W. Theibert, Attorney NAJJAR DENABURG, P.C. 2125 Morris Avenue Birmingham, Alabama 35203

Shelby County, AL 05/08/2008 State of Alabama Deed Tax:\$40.00

SEND TAX NOTICE TO: Michael T. Clements, Jr. 313 Quail Ridge Court Helena, AL 35080

GENERAL WARRANTY DEED

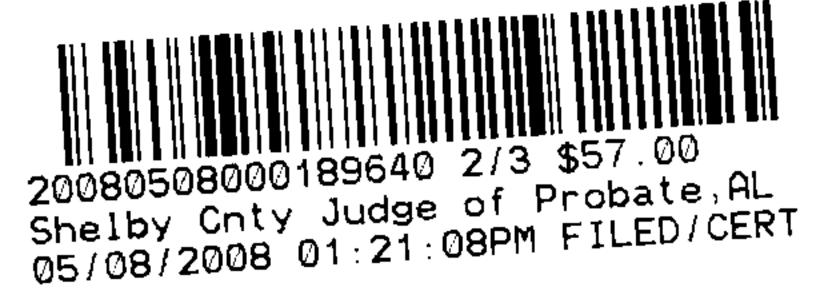
THE STATE OF ALABAMA)
: KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF SHELBY)

That in consideration of Forty Thousand and No/100, (\$40,000.00) DOLLARS, in hand paid to the undersigned, Ridge Trace, LLC, a limited liability company, (hereinafter referred to as "GRANTOR"), by Michael T. Clements, Jr., (hereinafter referred to as "GRANTEE"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto GRANTEE the following described real estate, located and situated in Shelby County, Alabama, to wit:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

SUBJECT TO:

- 1. Ad valorem taxes for the current year, 2008, not yet due and payable.
- 2. Building line(s) as shown by recorded map.
- 3. Easement(s) as shown by recorded map.
- 4. Restrictions as shown by recorded map.
- 5. Release of Damages as recorded in Instrument # 20050714000352790, in the Probate Office of Shelby County, Alabama.



TO HAVE AND TO HOLD to the said GRANTEE, his heirs and assigns forever.

And said Ridge Trace, LLC, a limited liability company, does for itself, its successors and assigns, covenant with the said GRANTEE, his heirs and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his heirs and assigns forever, against the lawful claims of all persons.

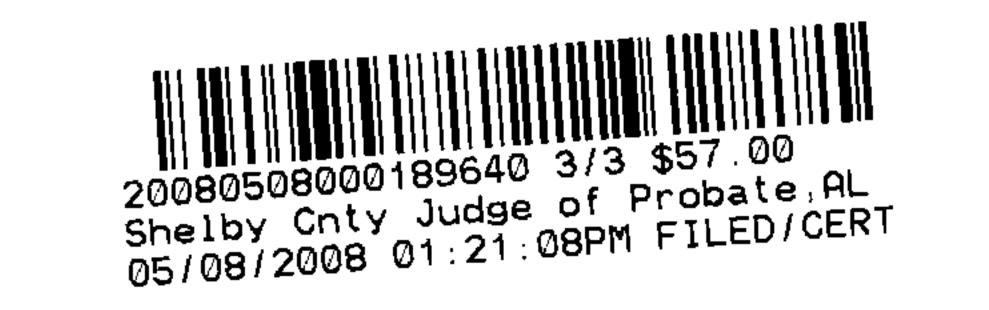
	IN	WITNESS	WHEREOF,				Trace,	LLC,	by is
authori	ized t	John H. Street, o execute this c	onveyance, have			Member gnature and	d seal, this	28th of A	
2008.									
					_				
			Ridge Tr	ace, LL					
			By. Joh Its:	1 Str	get, Jr.			(SEA	L)
THE S	TAT	E OF ALABAN	(A)						
COUN	JTY (OF JEFFERSON	; J)						
certify	•	-	uthority, a Notary					d State, h	ereby of
Ridge	Trace	e, LLC, a limited	d liability compan	y, is sig	ned to th	ne foregoin	g conveyar	nce, and w	/ho is
known	to n	ne, acknowledge	ed before me on 1	this day	, that, be	eing inforn	ned of the	contents of	of the
		, he, as such			4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4 4		ith full auth	ionity, exe	cutea
the sar	ne vo	oluntarily for ano	d as the act of said	i iimited	Hability	company.			

NOTARY PUBLIC

My commission expires:

2-10-10

EXHIBIT "A"



Description of Property

Lot 23A, according to a Resurvey of Lots 21, 22 and 23, Quail Ridge, as recorded in Map Book 39, Page 149, in the Probate Office of Shelby County, Alabama.

LESS AND EXCEPT that portion of the above said lots previously known as Lots 22 and 23, according to the Survey of Quail Ridge Subdivision, as recorded in Map Book 22, Page 35, in the Probate Office of Shelby County, Alabama.