

20080604000227120 1/2 \$17.50  
Shelby Cnty Judge of Probate, AL  
06/04/2008 01:06:27PM FILED/CERT

This Instrument Was Prepared By:  
Holliman & Shockley  
2491 Pelham Pkwy, 205-663-0281  
Pelham, Al 35124

Shelby County, AL 06/04/2008  
State of Alabama  
Deed Tax: \$2.50

\$161,500.00

STATE OF ALABAMA  
COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Ten and no/100 (\$10.00) Dollars to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, MELANIE D. ROSCOE AKA MELANIE D. LAMBERT and WYATT ROSCOE, (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto NEIL CLEMMONS, the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 7 according to the Survey of COBBLESTONE VILLAGE as recorded in Map Book 19, Page 76, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.  
\$159,004.00 was paid from first mortgage recorded herewith.

Grantee's address: 113 COBBLESTONE TERRACE  
Pelham, Alabama 35124

Together with all and singular the tenaments, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTORS do for themselves, their successors and assigns covenant with the said GRANTEE, his heirs and assigns, that GRANTORS are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that GRANTORS have a good right to sell and convey the same as aforesaid; that GRANTORS will and their heirs and assigns shall, warrant and defend the same to the said GRANTEE, their heirs and

assigns forever, against The lawful claims of all persons. I N

WITNESS WHEREOF, we have hereunto set our hands and seals on this

the 30 day of MAY, 2008.

Melanie D. Roscoe  
MELANIE D. ROSCOE

Wyatt Roscoe  
WYATT ROSCOE

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that MELANIE D. ROSCOE AKA MELANIE D. LAMBERT and WYATT ROSCOE, 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 on the day the same bears date.

Given under my hand and official seal this the 30 day of MAY, 2008.

Notary Public

My Commission Expires:  
08/29/10

JOHN R. HOLLIMAN  
NOTARY PUBLIC - ALABAMA  
My Commission Expires  
8-29-10

HOLLIMAN & SHOCKLEY  
ATTORNEYS AT LAW  
2000 PELHAM PARKWAY  
BIRMINGHAM, ALABAMA 35224