

BTM 0866203

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

Send tax notice to:
Samuel David Hughes
12 Chatham Court
Pelham, AL 35124

STATE OF ALABAMA
COUNTY OF SHELBY

Shelby County, AL 06/11/2008
State of Alabama
Deed Tax: \$1.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Eighty Six Thousand and 00/100 Dollars (\$86,000.00) in hand paid to the undersigned Cindy M. Grier and husband, Jeffrey A. Grier (hereinafter referred to as "Grantors") by Samuel David Hughes and Jennifer R. Hughes (hereinafter referred to as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 12, according to the Survey of Deer Springs Estates, Second Addition, as recorded in Map Book 5, Page 85, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

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

\$85,325.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

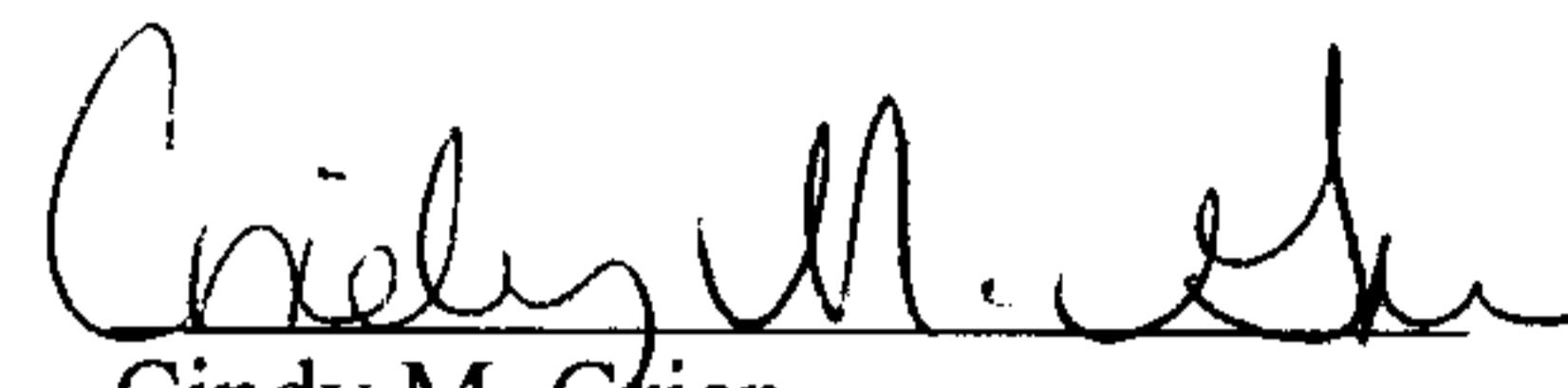
TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

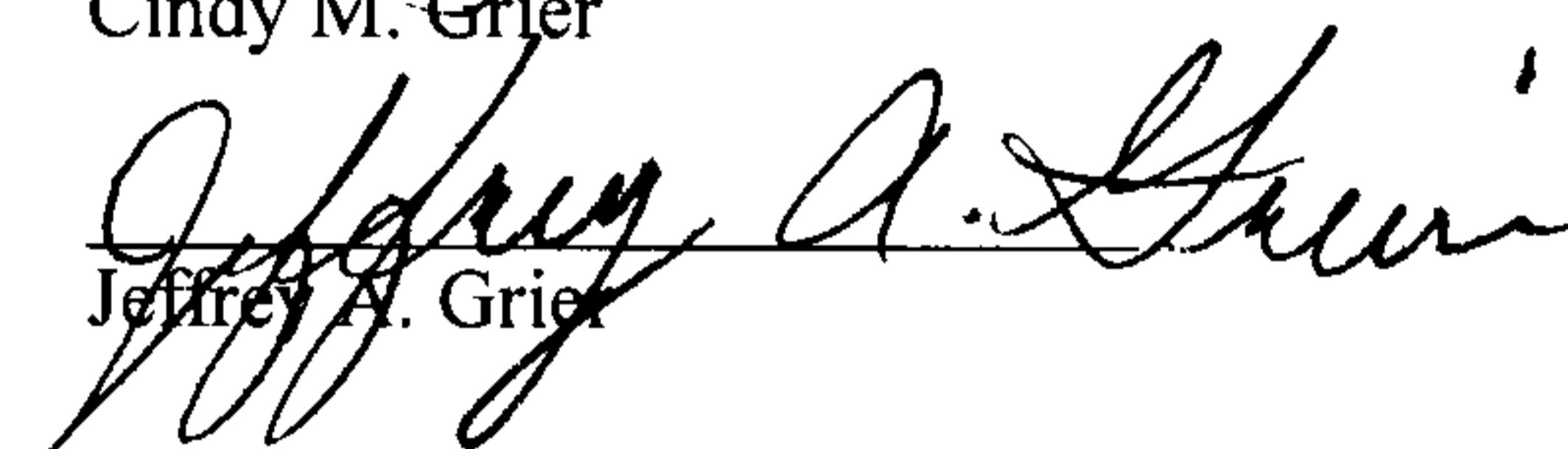
The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their 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.



20080611000238760 2/2 \$15.00
Shelby Cnty Judge of Probate, AL
06/11/2008 02:42:00PM FILED/CERT

IN WITNESS WHEREOF, Grantors Cindy M. Grier and Jeffrey A. Grier have hereunto set their signatures and seals on June 2, 2008.

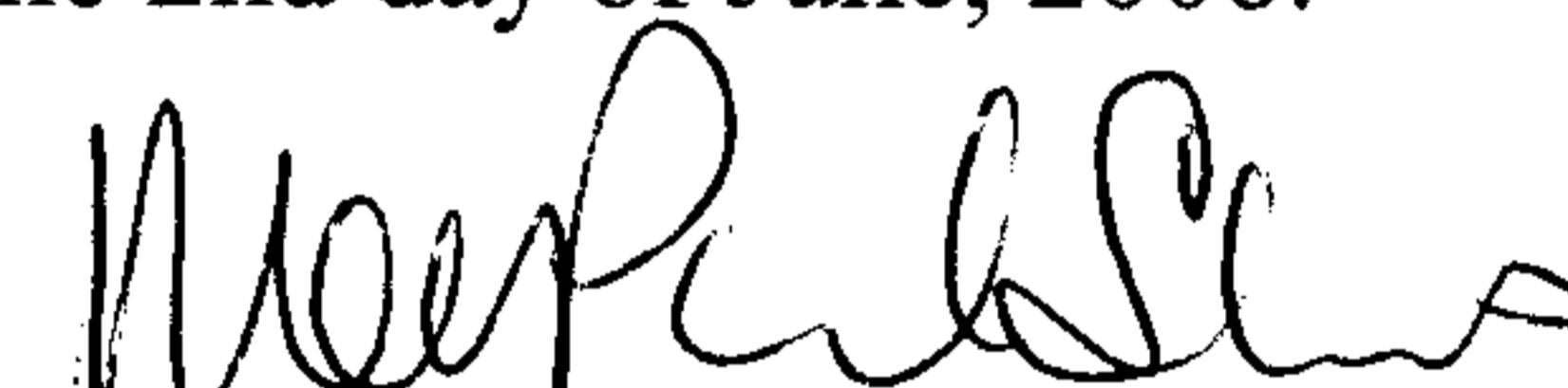

Cindy M. Grier


Jeffrey A. Grier

STATE OF ALABAMA
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Cindy M. Grier and husband, Jeffrey A. Grier, 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 2nd day of June, 2008.



Notary Public
Print Name:
Commission Expires: 8-28-10

(NOTARIAL SEAL)

