

Send Tax Notice To:
Ronald & Lucille Ducarpe
1021 Eagle Crest Circle
Birmingham, AL 35242

This Instrument Prepared By:
Martin, Rawson & Woosley, P.C.
#2 Metroplex Drive, Suite 102
Birmingham, Alabama 35209

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Four Hundred and Five Thousand and 00/100 Dollars (\$405,000.00) and other good and valuable consideration, the receipt whereof is acknowledged, the undersigned, **JAMES ARMSTRONG AND BARBARA W. ARMSTRONG, husband and wife**, ("Grantors") do hereby grant, bargain, sell and convey unto **RONALD V. DUCARPE, SR. AND LUCILLE R. DUCARPE** ("Grantee"), and its successors and assigns, the real estate described on Exhibit A attached hereto, together with any and all buildings, improvements, fixtures, and appurtenances, thereon or pertaining thereto.

Please see Exhibit "A" attached hereto:

This conveyance is subject to matters shown in the title policy accepted by Grantee.

\$ 324,000.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, and the successors and assigns of Grantee. And Grantors do for themselves, and for the successors and assigns of Grantors covenant with the said Grantee, and the successors and assigns of Grantee, that Grantors are lawfully seized in fee simple of said premises; that they are free from all encumbrances; that Grantors have a good right to sell and convey the same as aforesaid; that Grantors will and the heirs, executors and administrators of Grantors shall warrant and defend the same to the said Grantee, and the successors and assigns of Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantors have hereunto set their hand and seal this _____ day
of _____, 200__.

"GRANTOR:"

[Signature] [SEAL]
James Armstrong

[Signature] [SEAL]
Barbara W. Armstrong

STATE OF Wisconsin)
COUNTY OF Mewaukee)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **James Armstrong**, a married man, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the day the same bears date for and in his capacity as aforesaid. Given under my hand and official seal this 7 day of Mar, 2008.

Patricia K. Harvey
Notary Public

My Commission Expires: 7 Feb 10

STATE OF Alabama)
COUNTY OF Shelby)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that **Barbara W. Armstrong**, a married woman, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, he executed the same voluntarily on the day the same bears date for and in his capacity as aforesaid. Given under my hand and official seal this 12 day of March, 2008.

Linda Gail Aske
Notary Public

My Commission Expires: 08/23/2010

ACKNOWLEDGMENT

STATE OF Wisconsin

SS

COUNTY OF Milwaukee

I, the undersigned a Notary Public in and for said County and State, hereby certify that **James Armstrong**, a married man, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he executed the same voluntarily on the day the same bears date for and in his capacity as aforesaid. Given under my hand and official seal this 2nd day of June, 2008.

Patricia K. Harvey

, Notary Public

MY COMMISSION EXPIRES:

07 Feb 10



20080709000276670 4/4 \$101.00
Shelby Cnty Judge of Probate, AL
07/09/2008 08:15:39AM FILED/CERT

Exhibit "A"

Lot 910, according to the Map and Survey of Eagle Point, 9th Sector, recorded in Map Book 22,
page 102, in the Probate Office of Shelby County, Alabama.

Shelby County, AL 07/09/2008
State of Alabama

Deed Tax:\$81.00