

Send tax notice to:

Barbara A. Bachman

249 Bentmoor Lane

Helena, AL 35080

NTC0800248

This instrument prepared by:

Stewart & Associates, P.C.

3595 Grandview Pkwy, #645

Birmingham, Alabama 35243

STATE OF ALABAMA

COUNTY Shelby

Shelby County, AL 08/04/2008
State of Alabama

Deed Tax: \$75.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Sixty Seven Thousand Nine Hundred and 00/100 Dollars (\$167,900.00) in hand paid to the undersigned Jeremy Kizzire and Karen Kizzire, Husband and Wife, (hereinafter referred to as Grantors") by Barbara A. Bachman (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 1176, according to the Map of First Addition, Old Cahaba, Phase III, recorded in Map Book 28, Page 133, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2008 AND THEREAFTER.

BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

\$92,900.00 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.

IN WITNESS WHEREOF, Grantor(s) Jeremy Kizzire and Karen Kizzire hereunto set their signature(s) and seal(s) on July 25, 2008.


Jeremy Kizzire

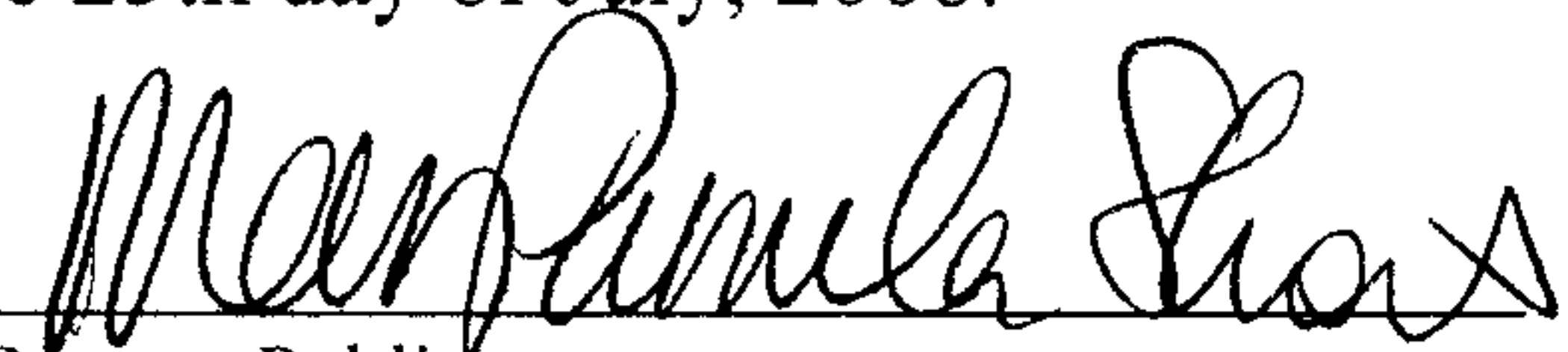

Karen Kizzire

STATE OF ALABAMA
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Jeremy Kizzire and Karen Kizzire, Husband and Wife, whose name(s) is/are signed to the foregoing instrument, and who is/are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 25th day of July, 2008.

(NOTARIAL SEAL)


Notary Public
Print Name:
Commission Expires: 8.28.10

