

This Instrument Was Prepared By:
Christopher R. Smitherman, Attorney At Law
Law Offices of Christopher R. Smitherman, LLC
Post Office Box 261
Montevallo, Alabama 35115
(205) 665-4357

Send Tax Notice:
Paul T. Wren
114 Sunset Lane
Calera, AL 35040



20080807000317180 1/2 \$16.00
Shelby Cnty Judge of Probate, AL
08/07/2008 09:52:56AM FILED/CERT

STATE OF ALABAMA)
)
SHELBY COUNTY) WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of One Hundred Eighteen Thousand Seven Hundred & 00/100 Dollars (\$118,700.00) and other good and valuable considerations, the receipt and sufficiency of which are hereby acknowledged, **Estate of Helen Karr, Probate Case No. PR-2008-000239, Shelby County, Alabama**, hereinafter called "Grantors," do hereby GRANT, BARGAIN, SELL AND CONVEY unto **Paul T. Wren, a single person**, hereinafter called "Grantee" in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 18, according to the Survey of Summerchase, Phase 3, as recorded in Map Book 25, Page 65, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to all items of record.

NOTE: PURCHASE MONEY FIRST MORTGAGE EXECUTED BY GRANTEE(S), ON EVEN DATE HERewith, IN FAVOR OF RENASANT BANK, IN THE SUM OF \$116,866.00.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

The Grantors, do individually and for the heirs, executors, and administrators of the Grantors covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantors are lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantors have a good right to sell and convey the said premises; that the Grantors and the heirs, executors, administrators of the Grantors shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantors have executed this Deed and set the seal of the Grantors thereto on this date the 28th day of July, 2008.

GRANTOR

Catherine "Kitty" Whitworth (L.S.)
Estate of Helen Karr Co-Executrix
By: Catherine "Kitty" Whitworth, as
co-Executrix of the Estate of Helen Karr,
Probate Case No.: PR-2008-000239, Shelby
County, Alabama

Vickie Denny Co-Executrix (L.S.)
Estate of Helen Karr
By: Vickie Denny, as co-Executrix of the
Estate of Helen Karr, Probate Case
No.: PR-2008-000239, Shelby County,
Alabama



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STATE OF ALABAMA

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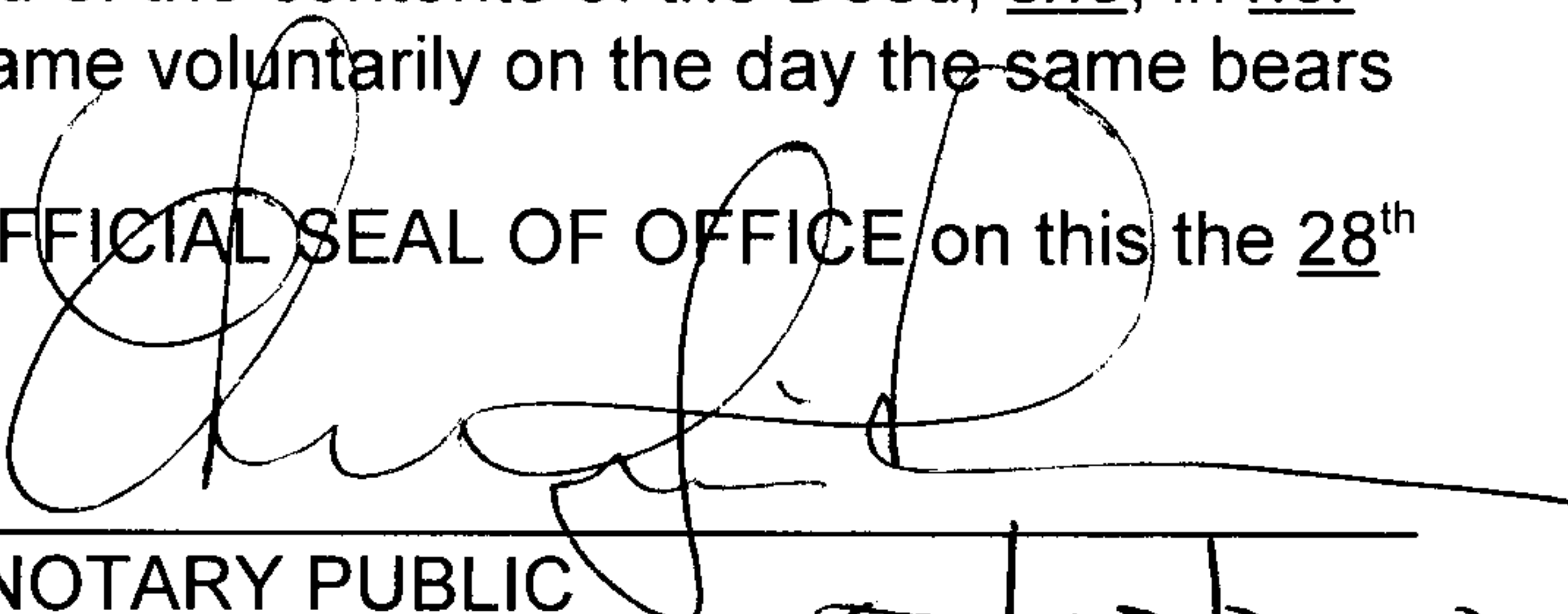
ACKNOWLEDGMENT

SHELBY COUNTY

)

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted name, Catherine "Kitty" Whitworth as Co-Executrix of the Estate of Helen Karr, which is signed to the foregoing Deed, who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, she, in her capacity as Co-Executrix, executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 28th day of July, 2008.


NOTARY PUBLIC
My Commission Expires: 5-13-2012

STATE OF ALABAMA

)


ACKNOWLEDGMENT

SHELBY COUNTY

)

I, Chris Smitherman, a Notary Public for the State at Large, hereby certify that the above posted name, Vickie Denny as Co-Executrix of the Estate of Helen Karr, which is signed to the foregoing Deed, who is known to me, acknowledged before me on this day that, being informed of the contents of the Deed, she, in her capacity as Co-Executrix, executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 28th day of July, 2008.


NOTARY PUBLIC
My Commission Expires: 5-13-2012

Shelby County, AL 08/07/2008
State of Alabama

Deed Tax: \$2.00