

Send Tax Notice To:
Hal M. Rains
8179 Castlehill Road
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 SHELBY)

WARRANTY DEED


KNOW ALL MEN BY THESE PRESENTS, that in consideration of FOUR HUNDRED FIFTEEN THOUSAND AND 00/100 DOLLARS (\$415,000.00) and other good and valuable consideration, the receipt whereof is acknowledged, the undersigned, LEONARD L. IRVIN AND KIMBERLY H. IRVIN, husband and wife , ("Grantors") do hereby grant, bargain, sell and convey unto H. MONTGOMERY RAINS ("Grantee"), and its successors and assigns, the real estate described herein, together with any and all buildings, improvements, fixtures, and appurtenances, thereon or pertaining thereto.

Lot 1, according to the Survey of Greystone, 8th Sector, as recorded in Map Book 20, Page 93 A & B, in the Probate Office of Shelby County, Alabama.

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

\$415,000.00 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.


20080903000352030 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
09/03/2008 02:48:53PM FILED/CERT

Shelby County, AL 09/03/2008
State of Alabama

Deed Tax: \$207.50

CLAYTON T. SWEENEY, ATTORNEY AT LAW

IN WITNESS WHEREOF, Grantors have hereunto set their hand and seal this 16th day of May, 2007.

"GRANTOR:"

Leonard L. Irvin [SEAL]
Leonard L. Irvin

Kimberly H. Irvin [SEAL]
Kimberly H. Irvin

STATE OF Alaska)
3rd Judicial District)
COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Leonard L. Irvin, 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 16th day of May, 2007.

Lorrie L. Jordheim
Notary Public

My Commission Expires: 3-20-08

STATE OF Alaska)
3rd Judicial District)
COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Kimberly H. Irvin, 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 16th day of May, 2007.

LEONARD L. IRVIN

Lorrie L. Jordheim
Notary Public

My Commission Expires: 3-20-08

