

STATE OF ALABAMA)  
COUNTY OF SHELBY)

20090106000003280 1/1 \$151.00  
Shelby Cnty Judge of Probate, AL  
01/06/2009 11:45:47AM FILED/CERT

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS**, That for and in consideration of TWO HUNDRED NINETY FIVE THOUSAND AND NO/100 DOLLARS (\$295,000.00) to the undersigned GRANTORS in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, **LINDA JO PITTMAN** (GRANTOR) does grant, bargain, sell and convey unto **MABEL W. FLANAGAN as Trustee of the REVOCABLE LIVING TRUST OF MABEL W. FLANAGAN DATED MARCH 12, 1999** (GRANTEE) the following described real estate situated in JEFFERSON, ALABAMA to wit:

**LOT 307, ACCORDING TO THE SURVEY OF CALDWELL CROSSINGS, THIRD SECTOR, AS RECORDED IN MAP BOOK 33, PAGE 154, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.**

**SUBJECT TO:**

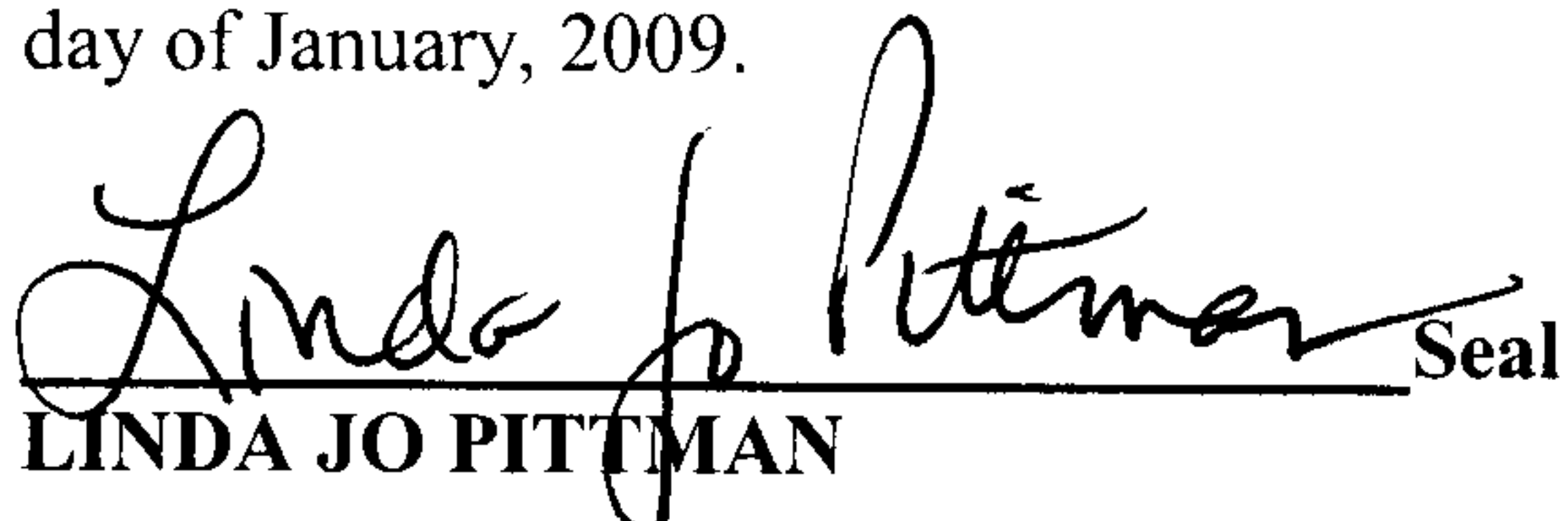
**ADVALOREM TAXES DUE OCTOBER 1, 2009 AND THEREAFTER.**

**ALL EXCEPTIONS TO TITLE AS SET FORTH IN THAT CERTAIN DEED TO GRANTOR DATED APRIL 27, 2005 AND REOCRDED IN INST# 20050504000214290**

**\$155,000.00 OF THE CONSIDERATION WAS PAID FORM THE PROCEEDS OF A PURCHASE MONEY MORNTGAGE**

**TO HAVE AND TO HOLD** unto the said **TRUSTEE/GRANTEE** her heirs, successors, and assigns forever; And said **GRANTOR** does for herself, her heirs, successors, and assigns covenant with said **TRUSTEE/GRANTEE**, his heirs, successors and assigns that they are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that she has a good right to sell and convey the same as aforesaid, and that she will and her heirs, successors, and assigns shall, warrant and defend the same to the said **TRUSTEE/GRANTEE**, his heirs, successors and assigns forever, against the lawful claims of all persons.

**IN WITNESS WHEREOF**, the said GRANTOR has caused this conveyance to be executed this the 2nd day of January, 2009.

 Seal  
**LINDA JO PITTMAN**

Shelby County, AL 01/06/2009  
State of Alabama  
Deed Tax: \$140.00

STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, Gene W. Gray, Jr, a Notary Public in and for said County in said State, hereby certify that **LINDA JO PITTMAN, a single person** whose name is signed to the foregoing instrument and who is personally known to me, acknowledged before me on this day that, being informed of the contents of the instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 2nd day of January, 2009.

  
Notary Public  
Commission Expires: 11/09/10

THIS INSTRUMENT PREPARED BY:  
GENE W. GRAY, JR.  
2100 SOUTHBRIDGE PARKWAY,  
SUITE 338  
BIRMINGHAM, AL 35209  
205 879 3400  
**FILE 209002**

SEND TAX NOTICE TO:  
MABEL W. FLANAGAN, TRUSTEE  
4173 CROSSINGS LANE  
BIRMINGHAM, AL 35242  
#102030009007000