

This instrument was prepared by:
L. Brooks Burdette
The Burdette Law Firm P.C.
133 Glenn Ave.
Trussville, AL 35173

Send Tax Notice To: Gregory A. Gremillion
2029 King Charles Place
Alabaster, AL 35007

20090107000003800 1/1 \$13.00
Shelby Cnty Judge of Probate, AL
01/07/2009 08:04:10AM FILED/CERT

12051208

WARRANTY DEED

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

That in consideration of **One Hundred Fifty Thousand Five Hundred dollars and Zero cents (\$150,500.00)** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Brad Bozeman, a single man** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Gregory A. Gremillion, a single man** (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 13, according to the Survey of Spring Gate, Sector One as recorded in Map Book 18, Page 31, Shelby County, Alabama Records.

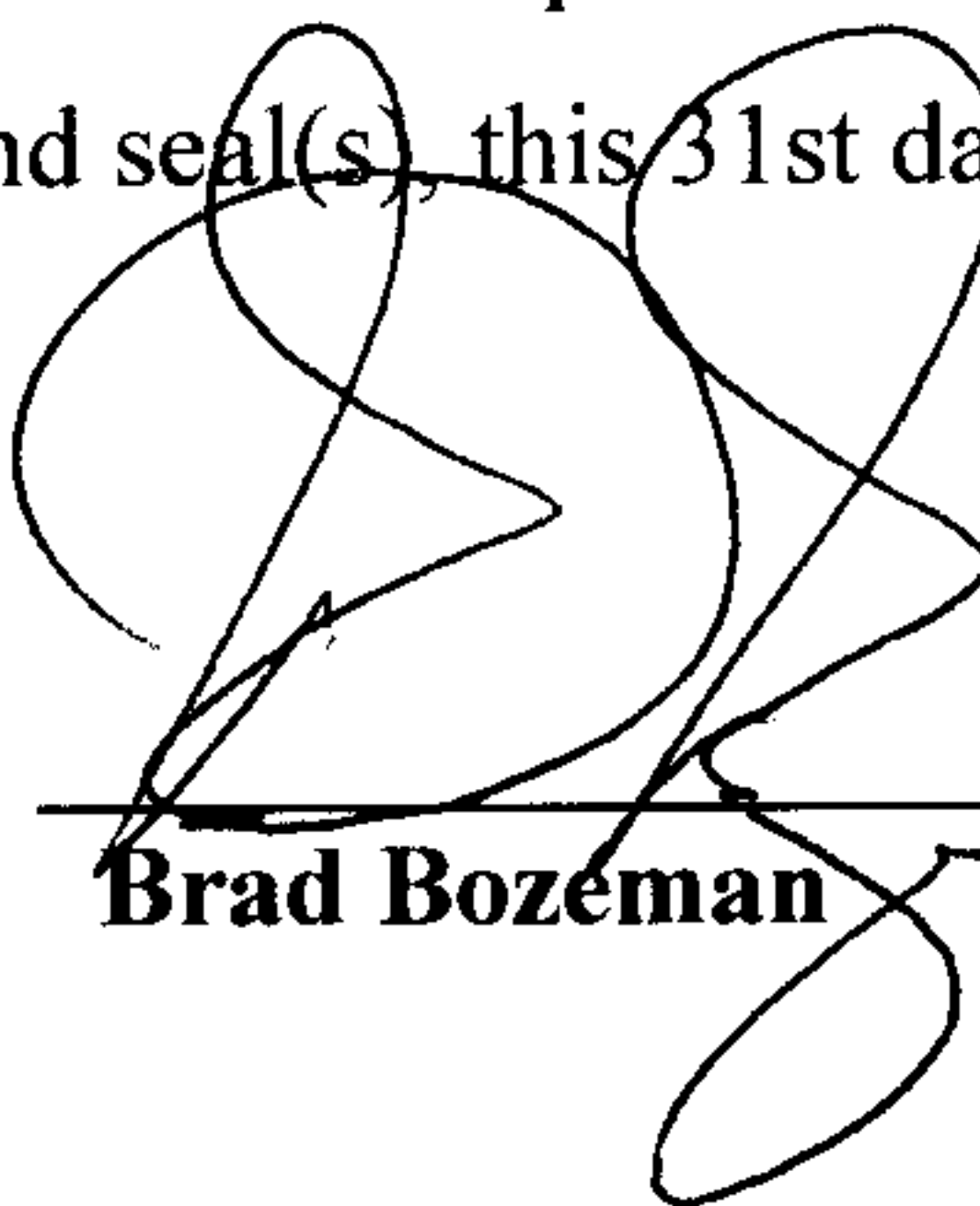
\$148,539.00 of the consideration herein was derived from a purchase money mortgage closed simultaneously herewith.
Subject to easements, reservations and restrictions at record

TO HAVE AND HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 31st day of December, 2008.

(SEAL)



Brad Bozeman

(SEAL)

(SEAL)

(SEAL)

(SEAL)

(SEAL)

Shelby County, AL 01/07/2009
State of Alabama

Deed Tax:\$2.00

(SEAL)

STATE OF ALABAMA

}

General Acknowledgment

SHELBY COUNTY

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify that **Brad Bozeman, a single man** whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance **he/she** executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 31st day of December, 2008.



Notary Public

MY COMMISSION EXPIRES OCTOBER 24, 2011

