

This document prepared by:

Frank P. Dec, Esq.
American National Abstract, LLC
8940 Main Street
Clarence, NY 14031

Record and Return to:

PATRICK D. WHALEN
21 Ivanhoe Lane
Calera, AL 35040



20090120000015470 1/3 \$117.00
Shelby Cnty Judge of Probate, AL
01/20/2009 10:04:46AM FILED/CERT

Shelby County, AL 01/20/2009
State of Alabama

Deed Tax: \$100.00

Space Above This Line For Recorders Use Only

78-502571

STATE OF ALABAMA
COUNTY OF Shelby

WARRANTY DEED

THIS INDENTURE made and entered into on this 9th day of JANUARY, 2009, by and between HOUSEHOLD FINANCE CORPORATION OF ALABAMA hereinafter referred to as Grantor(s) and PATRICK D. WHALEN 21 Ivanhoe Lane, Calera, AL 35040, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of NINETY NINE THOUSAND NINE HUNDRED AND 00/100 (\$99,900.00) DOLLARS, cash in hand paid and other good and valuable consideration, the receipt of which is hereby acknowledged, have this day given, granted, bargained, sold, conveyed and confirmed and do by these presents give, grant, bargain, sell, convey and confirm unto the said Grantee following described real estate located in Shelby County, Alabama:

SEE ATTACHED EXHIBIT "A"

SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

Prior instrument reference: Instrument/Document/Book: 2008072200, Page: 0295700,
Recorded: 07/22/08, in the office aforesaid.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee and unto Grantee's heirs, administrators, successors or assigns, forever.

GRANTORS hereby covenant with and represent unto the said Grantee and unto his successors or assigns, that they are lawfully seized in fee of the lot or parcel of land above described; that the same is free from all liens and encumbrances except ad valorem taxes for the current tax year and subsequent years, restrictions, restrictive covenants and easements of record, if any; that they have a good and lawful right to sell and convey the same as aforesaid and that they will forever warrant and defend the title to same unto the said Grantee and unto his successors or assigns, forever, except as to said taxes, restrictions, restrictive covenants and easements of record, if any.

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals on this the day and year first above written.

HOUSEHOLD FINANCE CORPORATION OF ALABAMA

BY:

Dana M. Cacho
Asst. Vice President

STATE OF CA
COUNTY OF L.A.

Dana M. Cacho

Asst. Vice President the

I, the undersigned, a Notary Public in and for said county and state, hereby certify that the authorized representative of HOUSEHOLD FINANCE CORPORATION OF ALABAMA A CORPORATION, whose name is signed to the foregoing conveyance, who is known to me, acknowledged before me on this day that being informed of the contents of said conveyance, he/she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 9 day of Jan, 09.

Lucero Haros

NOTARY PUBLIC

My commission expires: _____

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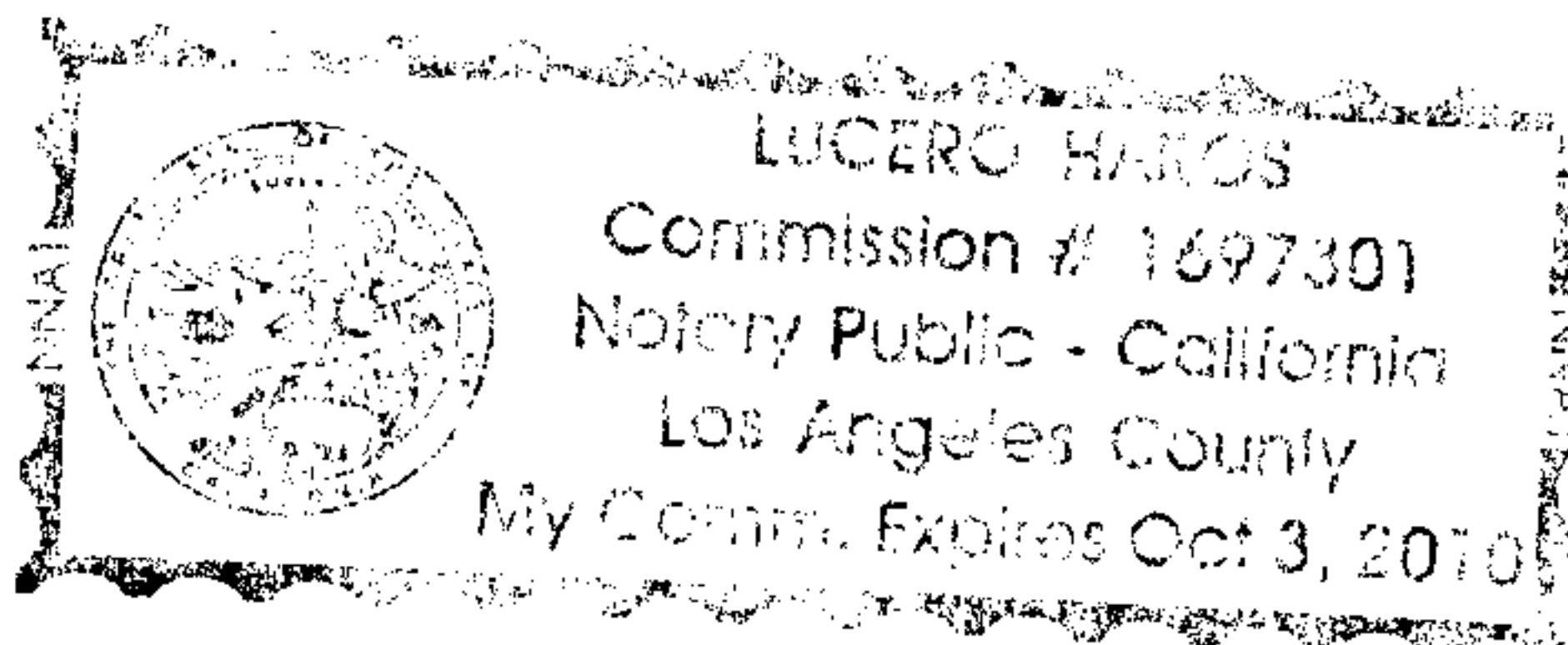


EXHIBIT A

LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED REAL ESTATE, SITUATED IN SHELBY COUNTY, ALABAMA, TO WIT;

LOT 1, ACCORDING TO THE SURVEY OF IVANHOE, AS RECORDED IN MAP BOOK 6, PAGE 58, AND AMENDED MAP OF IVANHOE, AS RECORDED IN MAP 6, PAGE 70, IN THE PROBATE COURT OF SHELBY COUNTY ALABAMA, SITUATED IN SHELBY COUNTY, ALABAMA.

Our File No. ANA20084990



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