

Send tax notice to:

ROBERT G. LIVINGSTON
104 ASTOR CIRCLE
CHELSEA, AL, 35043

STATE OF ALABAMA
Shelby COUNTY

This instrument prepared by:
CHARLES D. STEWART, JR.
Executive Real Estate Group, LLC
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

2009379

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Thirty-Five Thousand Five Hundred Eighty-Five and 00/100 Dollars (\$235,585.00) in hand paid to the undersigned, DAVID M. RUTTKA AND BRANDY LYNN RUTTKA, Husband and Wife (hereinafter referred to as "Grantors") by ROBERT G. LIVINGSTON and PATRICIA A. LIVINGSTON (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 514, ACCORDING TO THE MAP AND SURVEY OF WINDSTONE V SUBDIVISION, AS RECORDED IN MAP BOOK 31, PAGE 60, IN THE OFFICE OF THE PROBATE JUDGE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2008 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2009.
2. ANY MATERIAL OR MINERAL RIGHTS LEASED, GRANTED OR RETAINED BY CURRENT OR PRIOR OWNERS.
3. NOTES, RESTRICTIONS, EASEMENTS, BUILDING LINES, IF ANY, AS SHOWN ON RECORDED PLAT.
4. COVENANTS, CONDITIONS AND RESTRICTIONS APPEARING OF RECORD IN INSTRUMENT NO. 20030829000576040 BUT DELETING ANY RESTRICTIONS BASED ON RACE, COLOR, CREED OR NATIONAL ORIGIN.

\$ -0- OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, its successors and assigns forever. The Grantor does for itself, its successors and assigns, covenant with the Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; that it has a good right to sell and convey the same as aforesaid; and that it will, and its successors and assigns shall, warrant and defend the same to the Grantees, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.



20090605000214680 1/2 \$250.00
Shelby Cnty Judge of Probate, AL
06/05/2009 09:44:19 AM FILED/CERT

Shelby County, AL 06/05/2009

State of Alabama
Deed Tax : \$236.00

IN WITNESS WHEREOF, said Grantors, have hereunto set their hand and seal
this the 29th day of May, 2009.



DAVID M. RUTTKA




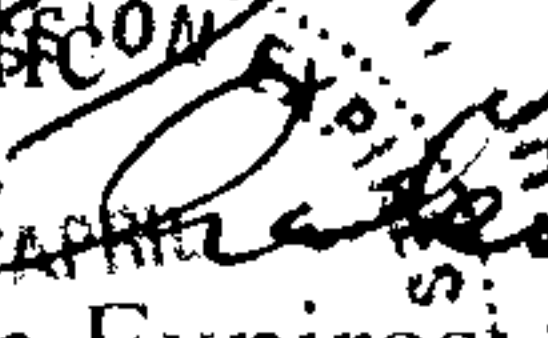
BRANDY LYNN RUTTKA


STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that DAVID M. RUTTKA AND BRANDY LYNN RUTTKA, whose names are
signed to the foregoing instrument, and who are known to me, acknowledged before me
on this day, that, being informed of the contents of the said instrument, they executed the
same voluntarily on the day the same bears date.

Given under my hand and official seal this the 29th day of May, 2009.



Notary Public
Print Name: 
Commission Expires: 2012 3-12
ALABAMA
NOTARY PUBLIC


20090605000214680 2/2 \$250.00
Shelby Cnty Judge of Probate, AL
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