

209-17255

20090617000231280 1/2 \$222.00
Shelby Cnty Judge of Probate, AL
06/17/2009 09:16:03 AM FILED/CERT

Shelby County, AL 06/17/2009

State of Alabama

Deed Tax : \$208.00

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This instrument was prepared by:

R. Shan Paden
PADEN & PADEN
Five Riverchase Ridge
Birmingham, Alabama 35244

SEND TAX NOTICE TO:

HPH PROPERTIES, LLC
2236 CAHABA VALLEY DRIVE
STE 100
BIRMINGHAM, AL 35242

STATE OF ALABAMA

COUNTY OF SHELBY

STATUTORY WARRANTY DEED

Know All Men by These Presents: That in consideration of **TWO HUNDRED EIGHT THOUSAND DOLLARS 00/100 (\$208,000.00)** to the undersigned grantor, **MMM PROPERTIES, LLC, Limited Liability Company**, in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR, does by these presents, grant, bargain, sell and convey unto **HPH PROPERTIES, LLC**, (herein referred to as GRANTEE, the following described real estate, situated in **SHELBY** County, Alabama, to-wit:

Lots 104, 105, 116 and 117, according to the Survey of Hillsboro Subdivision, Phase III, as recorded in Map Book 39, Page 123-A, Page 123-B, and 123-C, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

- 1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2008 WHICH CONSTITUTES A LIEN BUT ARE NOT DUE AND PAYABLE UNTIL OCTOBER 1, 2009.**
- 2. EASEMENTS, RESTRICTIONS AND BUILDING LINE AS SHOWN ON RECORDED MAP.**
- 3. TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PREMISES, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES AND IMMUNITIES RELATING THERETO, INCLUDING RELEASE OF DAMAGES.**
- 4. RESTRICTIONS APPEARING OF RECORD IN INST. NO. 2006-62806; INST. NO. 2006-56760; INST. NO. 2007-1635; INST. NO. 2006-56759; INST. NO. 2006-31649 AND INST. NO. 2006-58307 AND INST. NO. 2007-16350.**
- 5. EASEMENT AS SET FORTH IN INST. NO. 2006-42215.**
- 6. RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY RECORDED IN INST. NO. 2006-61280.**

\$.00 of the consideration herein was derived from a mortgage closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said GRANTEE, her/his heirs and assigns, forever.



20090617000231280 2/2 \$222.00
Shelby Cnty Judge of Probate, AL
06/17/2009 09:16:03 AM FILED/CERT

IN WITNESS WHEREOF, the said **ALAN C. HOWARD** as **MANAGING MEMBER** of **MMM PROPERTIES, LLC** , has hereunto subscribed his/her name on this the 6th day of May, 2009.

MMM PROPERTIES, LLC

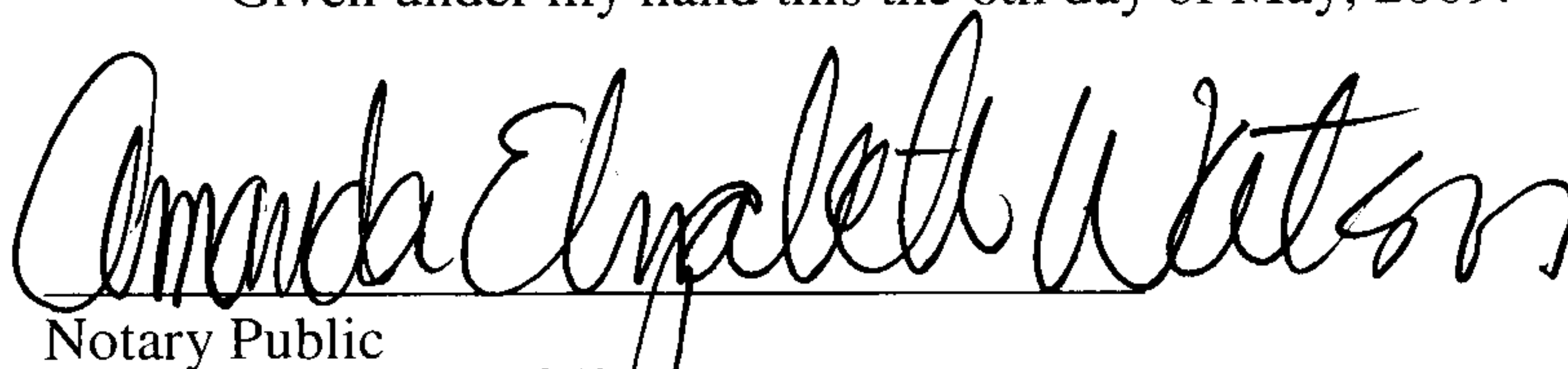

ALAN C. HOWARD
MANAGING MEMBER

STATE OF ALABAMA)
COUNTY OF SHELBY)

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **ALAN C. HOWARD**, whose name as **MANAGING MEMBER** of **MMM PROPERTIES, LLC, Limited Liability Company**, 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 or she, as such officer and with full authority, executed the same voluntarily for and as the act of said Limited Liability Company.

Given under my hand this the 6th day of May, 2009.



Notary Public

My commission expires: **NOTARY PUBLIC STATE OF ALABAMA AT LARGE**
MY COMMISSION EXPIRES: Jan 30, 2010
BONDED THRU NOTARY PUBLIC UNDERWRITERS