14.00

This Instrument prepared by:

William P. Sproule, Attorney at Law 705 Pleasant Grove Road, Suite 110 Pleasant Grove, AL 35127 (205) 744-8700

Send tax notices to:

Martin & Kari Schreiber 104 Center Street Columbiana, AL 35051

SPECIAL WARRANTY DEED

20090625000245640 1/2 \$30.00 Shelby Cnty Judge of Probate, AL 06/25/2009 12:50:42 PM FILED/CERT

STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Three Hundred Twenty Thousand (\$ 320,000.00) and No/100 Dollars and other good and valuable consideration to the undersigned grantor, Merchants & Farmers Bank (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Martin Schreiber and his wife, Kari S. Schreiber (herein referred to as GRANTEES) the following described real estate, situated in Shelby County, Alabama, to-wit:

Lots 1,2,3,4 and 5, Block 3, as shown by Map of J.W. Johnston's Addition to Town of Columbiana, as recorded in Map Book 3, Page 24, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

- (1) Taxes for the tax year 2009 and subsequent years,
- (2) Restrictions, easements, rights of way and other reservations of record, if any.
- (3) Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto.

NOTE: \$ 304,000.00 of the above purchase price paid from the proceeds of a first mortgage loan executed simultaneously herewith.

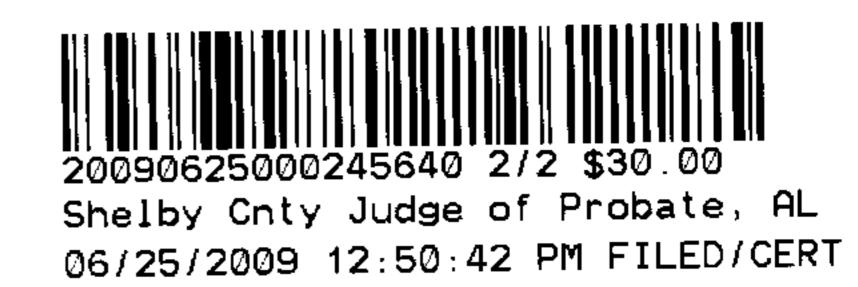
No word, words, or provisions of this instrument are intended to operate as or imply covenants of warranty except the following: Grantor does hereby specially warrant the title to said property against the lawful claims of all persons claiming by, through or under the Grantor.

TO HAVE AND TO HOLD to the said grantees, their heirs, executors, successors and assigns forever.

IN WITNESS WHEREOF, the said Grantor, by its /ice President

Shelby County, AL 06/25/2009

State of Alabama Deed Tax : \$16.00



	Betty Hrr , who is authorized to execute this conveyance, set its signature and seal, this the 19 day of $June$,	has hereto 2008.
	M&FBank	
bu:	Arthu Hoston	
77	Signature	
	by: Kelly Mor IVI Its: Vice Are sident	
	STATE OF ALABAMA)	
	STATE OF ALABAMA) JEFFERSON COUNTY)	
		1 1
	I, the undersigned, a Notary Public in and for said County in said States certify that	e, nereby
	whose name is shown	
	of Merchants & Farmers Bank and whose name the foregoing conveyance, and who is known to me, acknowledged before me	e is signed to e on this day
	that, being informed of the contents of this conveyance, that they, as such off	•
	with full authority, have executed the same voluntarily for and as the act of same	aid bank.
	Given under my hand and official seal, this the day of	
	2009.	······································
	SEAL SEAL	
	Notary Public	
	My Commission Expires: 8	1600)

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