

20090626000248370 1/2 \$18.00  
Shelby Cnty Judge of Probate, AL  
06/26/2009 02:53:31 PM FILED/CERT

FRS File No.: 609872

Customer File No.: 2008-08333

### WARRANTY DEED

THE STATE OF ALABAMA  
COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred Forty-Five Thousand and NO/100 (\$145,000.00) DOLLARS and other valuable considerations to the undersigned GRANTOR, in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, Sharron D. Harris and Randy L. Harris, wife and husband, (herein referred to as GRANTOR), does hereby GRANT, BARGAIN, SELL and CONVEY unto

William D. Davis and Angel L. Davis

of  
(herein referred to as GRANTEE), their heirs and assigns,

the following described real estate, situated in the County of Shelby, State of Alabama, to-wit:

Lot 11 and Lot 10 except the Southwest 30 feet of Lot 10, Block 5, according to the Map of Oak Mountain Estates, Third Sector, as recorded in Map Book 5, Page 83 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to: current taxes, easements and restrictions of record.

**Sharron D. Harris is one in the same Sharron D. Nichols, the grantee in deed recorded in Book 208, page 274 and also in Instr # 2001-26832**

\$ <sup>142,373.00</sup> of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

This conveyance is made subject to any and all easements, restrictions and rights-of-way which appear of record and affect the above-described property.

For ad valorem tax appraisal purposes only, the address of the property is 536 Overhill Drive, Pelham, AL 35124, which is the address of the Grantees.

TO HAVE AND HOLD the tract or parcel of land above described, together with improvements and appurtenances thereunto pertaining, unto the said GRANTEE, their heirs and assigns, forever.

AND GRANTOR does covenant with the said GRANTEE, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of the aforementioned premises; that GRANTOR is free from all

encumbrances, except as hereinabove provided; that GRANTOR has a good right to sell and convey the same to the said GRANTEE, their heirs and assigns, and that GRANTOR will warrant and defend the premises to the said GRANTEE, their heirs and assigns, forever, against the lawful claims and demands of all persons except as hereinabove provided.

IN WITNESS WHEREOF, GRANTOR has caused this instrument to be executed on this 27<sup>th</sup> day of APRIL, 2009.

Sharron D. Harris (Seal)  
Sharron D. Harris

Randy L. Harris (Seal)  
Randy L. Harris

THE STATE OF Alabama }  
COUNTY OF Shelby


I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Sharron D. Harris a married woman (fill in marital status) 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, she executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 27<sup>th</sup> day of April, 2009.

Carol Rapp (Seal)  
Notary Public  
MY COMMISSION EXPIRES 6-15-2009

My Commission Expires

THE STATE OF Alabama }  
COUNTY OF Shelby

  
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I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Randy L. Harris a married man (fill in marital status) 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 executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 27<sup>th</sup> day of April, 2009.

Carol Rapp (Seal)  
Notary Public  
MY COMMISSION EXPIRES 6-15-2009

My Commission Expires

This document prepared by: Chasity Philpott, Title Specialist, 7500 N. Dallas Parkway, Suite 100, One Legacy Circle, Plano, TX 75024