

THIS INSTRUMENT PREPARED BY:
George M. Vaughn, Esq.
300 Cahaba Park Circle, Ste 200
Birmingham, AL 35242

SEND TAX NOTICE TO:
CEZARY ZIEBA
124 ASTOR CIRCLE
CHELSEA, ALABAMA 35043

WARRANTY DEED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS that in consideration in the sum of Two Hundred Eighteen Thousand and 00/100 Dollars (\$218,000.00) paid by the Grantees herein, the receipt of which is hereby acknowledged, Gregory West and Connie West, husband and wife, (herein referred to as “Grantors”), do grant, bargain, sell, and convey unto Cezary Zieba and Barbara Zieba, husband and wife (herein referred to as “Grantees”), as Joint Tenants, with right of survivorship, all of their right, title, and interest in the following described real estate, situated in Shelby County, Alabama, to wit:

LOT 519-A, A RESURVEY OF LOTS 525 THROUGH 530 AND 518 THROUGH 520, ACCORDING TO THE FINAL PLAT WINDSTONE, PAHSE 5, AS RECORDED IN MAP BOOK 31, PAGE 144, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

*\$210,724.00 of the above-recited purchase price was paid from a first mortgage loan closed simultaneously herewith

Subject to current taxes, all matters of public record, including, but not limited to easements, restrictions of record, and other matters which may be viewed by observation.

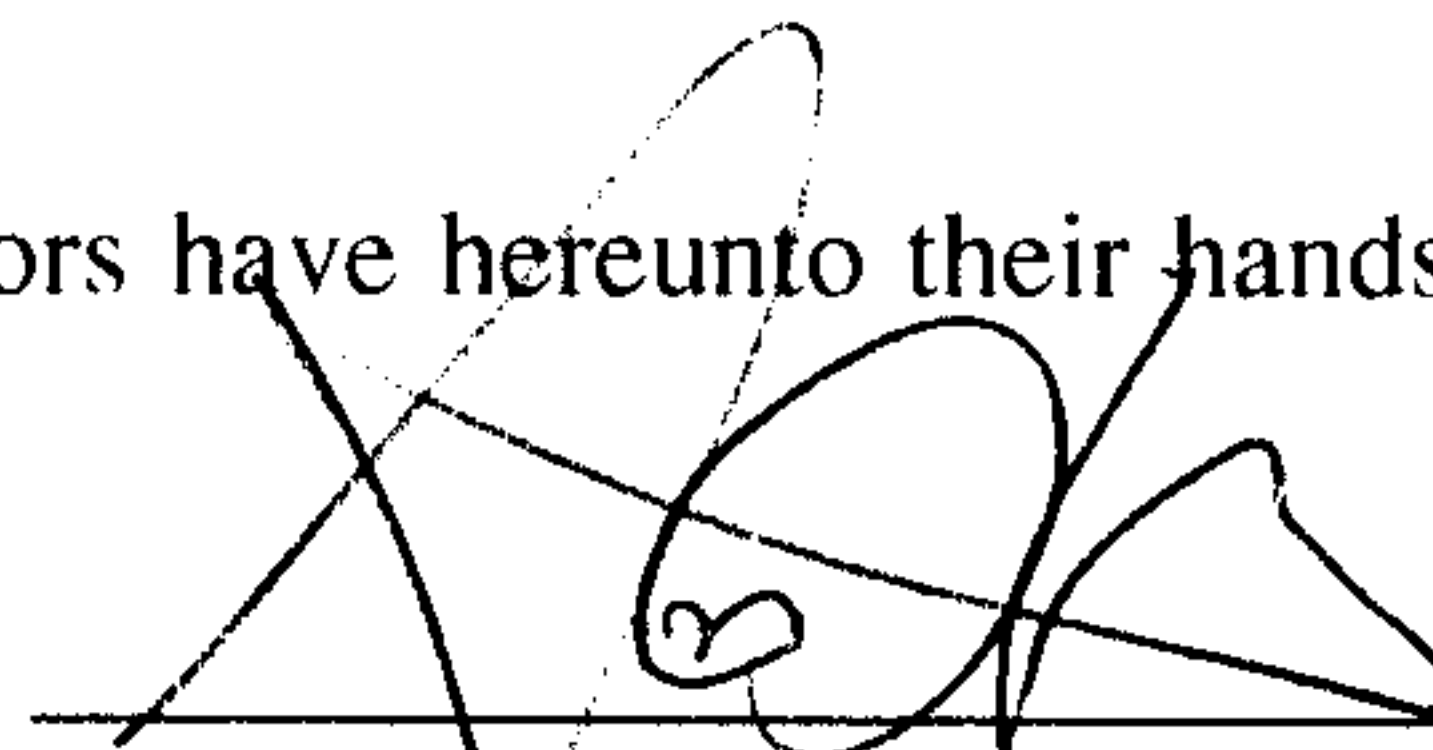
TO HAVE AND TO HOLD unto the said Grantees as Joint Tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees shall take as tenants in common.

And we do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, and their assigns, that we are lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors, and administrators shall warrant and defend the same to the said Grantees, and their assigns forever, against the lawful claims of all persons.


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Shelby Cnty Judge of Probate, AL
07/21/2009 03:26:50 PM FILED/CERT

Shelby County, AL 07/21/2009
State of Alabama
Deed Tax : \$7.50

IN WITNESS WHEREOF, the Grantors have hereunto their hands and seals, this 10th day of July, 2009.



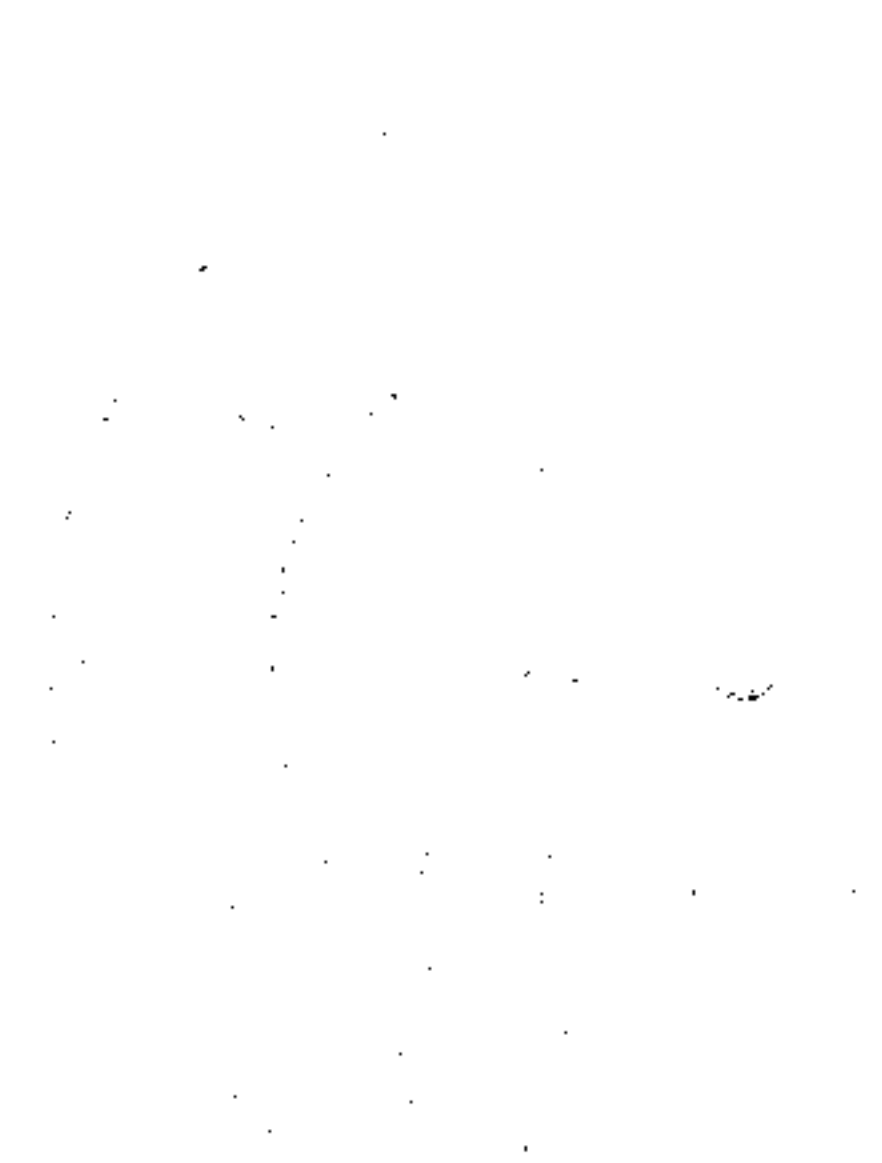
GREGORY WEST


CONNIE WEST

STATE OF ALABAMA)
SHELBY COUNTY)

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

Given under my hand and official seal this 10th day of July, 2009.





Notary Public

My Commission Expires: 9.29.2010


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