

THIS INSTRUMENT PREPARED BY:
D. Barron Lakeman & Associates, LLC
1904 Indian Lake Drive, Suite 100
Birmingham, Alabama 35244
STATE OF ALABAMA)

GRANTEE'S ADDRESS:
Kathryn McPoland
1137 King Arthur Court
Alabaster, Alabama 35007

20090731000293430 1/1 \$14.50
Shelby Cnty Judge of Probate, AL
07/31/2009 10:23:05 AM FILED/CERT

GENERAL WARRANTY DEED
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Hundred Twenty-Two Thousand and 00/100 (\$122,000.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTORS, **Betsy Wilkins Mishoe, a married woman, and Norman Wilkins, a married man** (hereinafter referred to as GRANTORS), the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEE, **Kathryn McPoland**, (hereinafter referred to as GRANTEE), her heirs and assigns, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 12, according to the Survey of Bishop Creek Townhomes, 1st Addition, as recorded in Map Book 13, Page 8, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to existing easements, current taxes, restrictions and covenants, set-back lines and rights of way, if any, of record.

\$119,790.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Betsy Wilkins and Betsy Wilkins Mishoe are one and the same person.

This property is not the homestead of the grantors or their spouses as defined by the Code of Alabama.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, her heirs and assigns forever.

AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the 30th day of July, 2009.

Betsy Wilkins Mishoe
By Norman Wilkins
her attorney in fact
Betsy Wilkins Mishoe
by Norman Wilkins
her attorney in fact

Norman Wilkins
Norman Wilkins

Shelby County, AL 07/31/2009

State of Alabama

Deed Tax : \$2.50

State of Alabama) County of Shelby)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that, Norman Wilkins, a married man, 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 THIS 30th DAY OF JULY, 2009

My commission expires: *3-3-12*
Douglas Barron Lakeman
DOUGLAS BARRON LAKEMAN
Notary Public
COMMISSION EXPIRES 3/3/12

State of Alabama) County of Shelby)

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that, Norman Wilkins, whose name as Attorney In Fact for Betsy Wilkins Mishoe, a married woman, 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 THIS THE 30TH DAY OF JULY, 2009

My Commission Expires: *3-3-12*
Douglas Barron Lakeman
Notary Public
DOUGLAS BARRON LAKEMAN
COMMISSION EXPIRES 3/3/12

