



20090918000356780 1/2 \$222.00
Shelby Cnty Judge of Probate, AL
09/18/2009 08:31:34 AM FILED/CERT

Shelby County, AL 09/18/2009

State of Alabama

Deed Tax : \$208.00

FRS File No.: 618160

Customer File No.: 2009-02986

WARRANTY DEED

\$208,000.00

THE STATE OF Alabama
COUNTY OF Shelby }

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Ten and No/100 DOLLARS and other valuable considerations to the undersigned GRANTOR, in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, Jason S. Posey and Paige Posey, husband and wife, (herein referred to as GRANTOR), does hereby GRANT, BARGAIN, SELL and CONVEY unto National Residential Nominee Services Inc. of 16000 Dallas Parkway, 4th Floor Dallas, TX 75248

(herein referred to as GRANTEE), ^{successors} its ~~heirs~~ and assigns,

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

Lot 1779, according to the Survey of Old Cahaba IV, Second Addition, Phase Five, as recorded in Map Book 34, Page 53, in the Probate Office of Shelby County, Alabama.

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 2008 Stonecreek Court, Helena, AL 35080, 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, its ~~heirs~~ and assigns, forever.
successors

AND GRANTOR does covenant with the said GRANTEE, ^{successors} its ~~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, its ~~heirs~~ and assigns, and that GRANTOR will warrant and defend the
successors

CLAYTON T. SWEENEY, ATTORNEY AT LAW

successors
premises to the said GRANTEE, its 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 13th
day of April, 2009.

[Signature] (Seal)
Jason S. Posey

[Signature] (Seal)
Paige Posey

THE STATE OF Alabama
COUNTY OF Jefferson }

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Jason S. Posey Married (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 13th day of April, 2009.

[Signature] (Seal)
Notary Public
MY COMMISSION EXPIRES OCTOBER 18, 2011

My Commission Expires

THE STATE OF Alabama
COUNTY OF Jefferson }


I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Paige Posey Married (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 13th day of April, 2009.

[Signature] (Seal)
Notary Public
MY COMMISSION EXPIRES OCTOBER 18, 2011

My Commission Expires

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


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