

This instrument was prepared by:
Foster & Associates, LLC
Atty. Alan L. Foster
490 Wildwood North Circle, Suite 170
Birmingham, AL 35209

Send Tax Notice To:
JaCinta C. Pollard
244 Lacey Avenue
Maylene, AL 35114

State of ALABAMA)
County of SHELBY) **STATUTORY WARRANTY DEED**

THIS INDENTURE, made and entered into on this the ^{November} 3rd of ~~October~~, 2009, by and between **Ken Underwood Classic Homes, Inc. an Alabama Corporation**, hereinafter referred to as Grantor(s), and **JaCinta C. Pollard**, hereinafter referred to as Grantee(s):

WITNESSETH:

That for and in consideration of the sum of **One Hundred Sixty Nine Thousand Nine Hundred 169,900.00 Dollars, and 00/100 (\$One Hundred Sixty Nine Thousand Nine Hundred Dollars)**, the receipt of which is hereby acknowledged, Grantor(s) do hereby grant, bargain, sell and convey unto the said Grantee(s), in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in and being in the County of SHELBY County, State of Alabama, to wit:

Lot 46, according to the Survey of Lacey's Grove Phase I, as recorded in Map Book 35, Page 137, in the Probate Office of SHELBY County, ALABAMA.

SUBJECT TO:
All restrictions, easements, reservations and rights-of-way of record in the Office of the Probate Judge of SHELBY County, Alabama.

GRANTEE(S) IS/ARE EXECUTING SIMULTANEOUSLY HERewith A PURCHASE MONEY MORTGAGE in favor of Bank of America, NA, for \$169,045.00.

Together with all and singular the tenements, hereditaments and appurtenances there unto belonging or in any wise appertaining.

TO HAVE AND TO HOLD unto the said Grantee, in fee simple, forever; together with every contingent remainder and right of reversion.

Grantor(s) represent and covenant with Grantee, her/his heirs and assigns, that Grantor(s) are seized of an indefeasible estate, in fee simple, in and to said described property, and that Grantor(s) have the lawful right to sell and convey the same. This instrument is executed without warranty or representation of any kind on the part of the undersigned, expressed or implied, except that there are no liens, taxes or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein, and that Grantor(s) will forever warrant and defend Grantee, her/his heirs and assigns, in the quiet and peaceable possession of the same against the lawful claims or demands of any and all persons whomsoever.

IN WITNESS WHEREOF, Grantor(s) have hereunto set their hands and seals on this the day and in the year first herein above written.

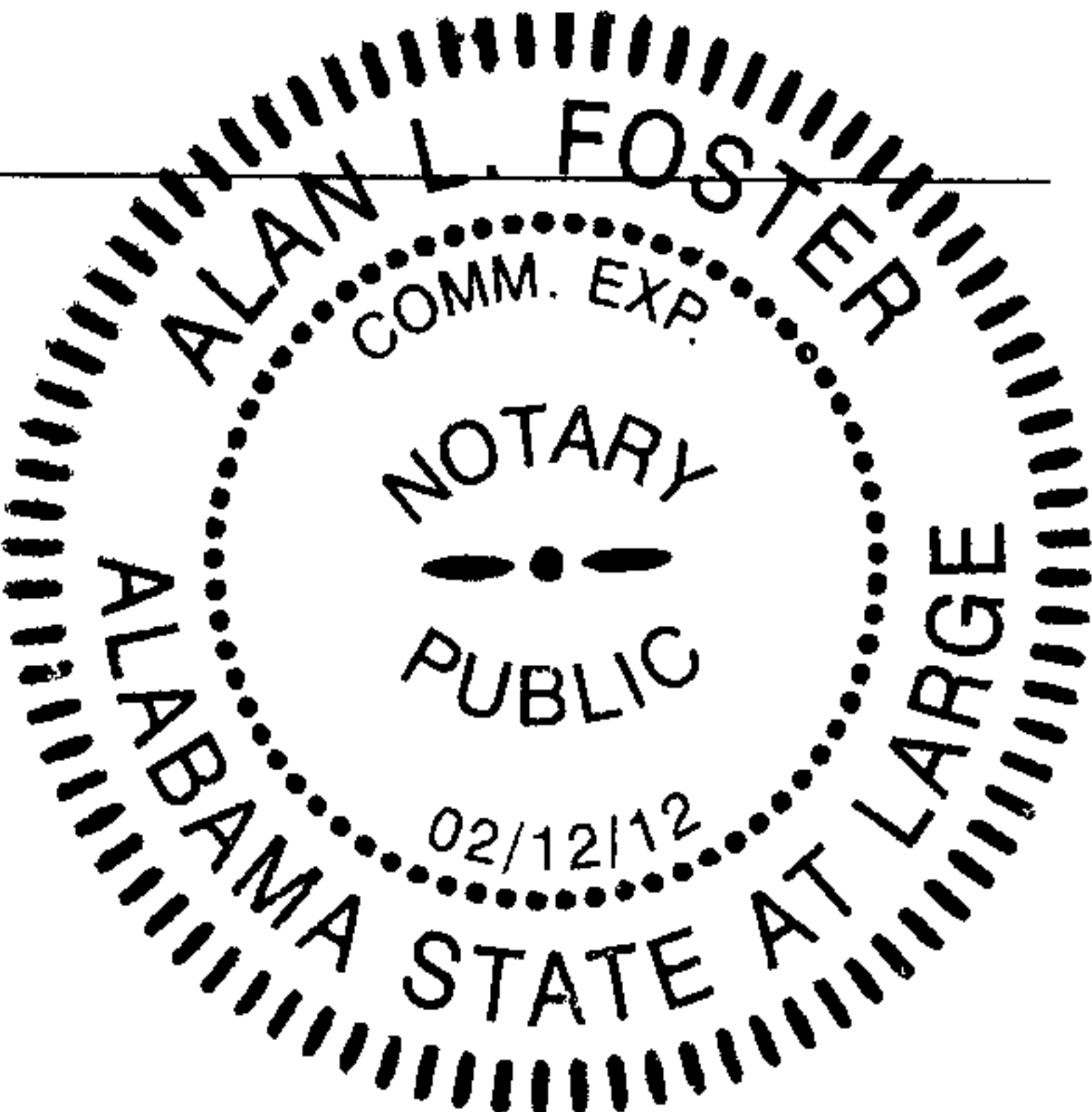
Ken Underwood Classic Homes, Inc.
By: [Signature] By: _____
Ken Underwood, President

State of ALABAMA)
County of SHELBY) Acknowledgement

I, the undersigned, a Notary Public, in and for said State and County, hereby certify that **Ken Underwood, President of Ken Underwood Classic Homes, Inc., an Alabama Corporation**, is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they as such officer and with full authority, executed the same voluntarily for and as the act of said company.

Given under my hand and official seal this the ^{November} 3rd day of ~~October~~, 2009.

Notary Public
My Commission Expires: February 25, 2009



20091110000419620 1/1 \$12.00
Shelby Cnty Judge of Probate, AL
11/10/2009 01:17:05 PM FILED/CERT

Shelby County, AL 11/10/2009
State of Alabama
Deed Tax : \$1.00