

THIS INSTRUMENT PREPARED BY:

George M. Vaughn, Esq.
300 Cahaba Park Circle, Ste 200
Birmingham, AL 35242

SEND TAX NOTICE TO:

Cynthia D. Howe
105 Waterford Cove Drive
Calera, Alabama 35040

WARRANTY DEED

STATE OF ALABAMA)

SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS that in consideration in the sum of One Hundred Seventy Five Thousand and 00/100 Dollars (\$175,000.00) paid by the Grantee herein, the receipt of which is hereby acknowledged, Ever-Ridge Builders, Inc., an Alabama corporation (herein referred to as "Grantor"), does grant, bargain, sell, and convey unto Cynthia D. Howe (herein referred to as "Grantee"), all of its right, title, and interest in the following described real estate, situated in Shelby County, Alabama, to wit:

LOT 648, ACCORDING TO THE SURVEY OF WATERFORD COVE SECTOR 4, AS RECORDED IN MAP BOOK 36, PAGE 17, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

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.

And we do for ourselves and for our successors covenant with the said Grantee, and her 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 successors shall warrant and defend the same to the said Grantee, and her assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor, Ever-Ridge Builders, Inc., an Alabama corporation, by its Secretary, Pamela V. Everidge, who is authorized to sign this conveyance, has hereunto set its signature and seal, this 15th day of December, 2009.

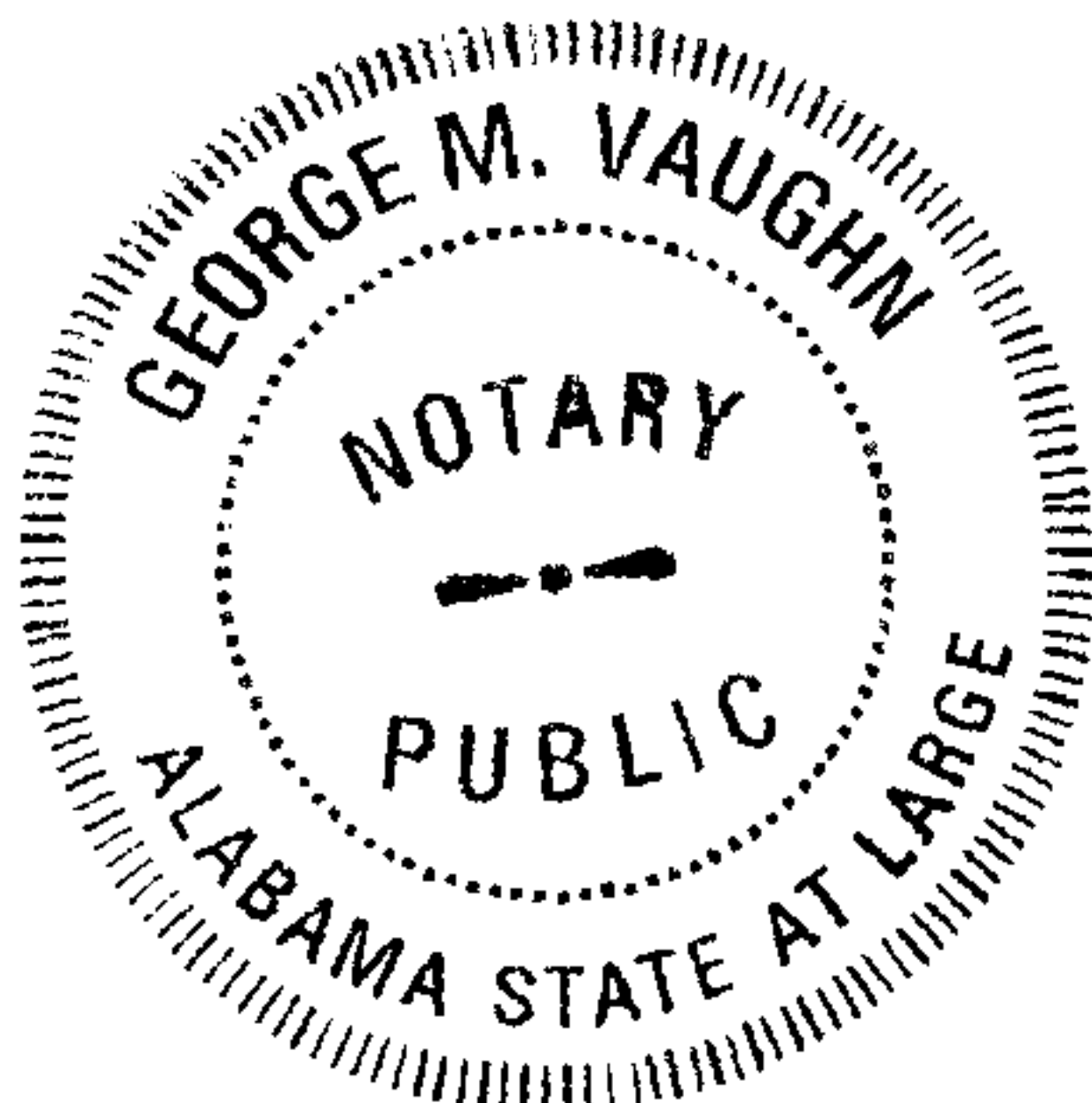
Ever-Ridge Builders, Inc.

By: 
Pamela V. Everidge

STATE OF ALABAMA)
SHELBY COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Pamela V. Everidge, whose name as Secretary of Ever-Ridge Builders, Inc., an Alabama corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.


Given under my hand and official seal this 15th day of December, 2009.




Notary Public

My Commission Expires: 9 29 2010

Shelby County, AL 12/22/2009
State of Alabama
Deed Tax : \$175.00


20091222000466730 1/1 \$186.00
Shelby Cnty Judge of Probate, AL
12/22/2009 10:29:04 AM FILED/CERT