

9/4/10

Send tax notice to:

Ryan and Leah Huffman

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Pkwy, #645
Birmingham, Alabama 35243

STATE OF ALABAMA
Shelby COUNTY

WARRANTY DEED



20100129000029530 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
01/29/2010 03:29:12 PM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of Twenty Thousand and 00/100 Dollars (\$20,000.00) in hand paid to the undersigned, R. L. H. Construction, Inc. (hereinafter referred to as "Grantor") by Ryan Huffman and Leah Huffman (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 2, according to the Survey of Chelsea Ridge Estates, 1st Sector, as recorded in Map Book 35, Page 150, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2009 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS, EASMENTS,
MINERAL RIGHTS AND CONDITIONS OF RECORD.

\$20,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF
A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantees their successors and assigns
forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; that it has a good right to sell and convey the same as aforesaid; and that it will, and its successors and assigns shall, warrant and defend the same to the Grantees, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor, R. L. H. Construction, Inc. by Bob Harris its President, who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 15th day of January, 2010.

By: 
R. L. H. Construction, Inc.
ITS President

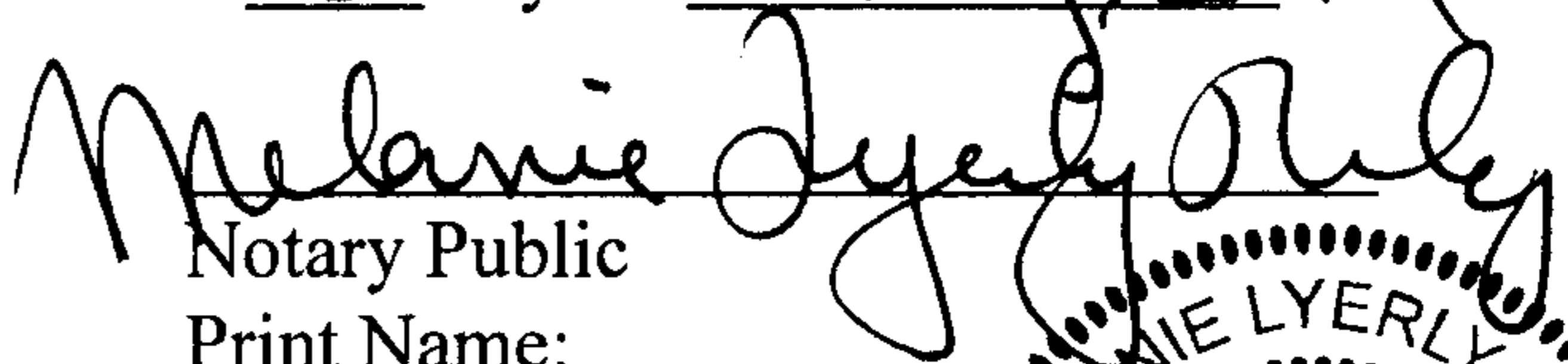


20100129000029530 2/2 \$15.00
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STATE OF ALABAMA
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Bob Harris, whose name as President of R. L. H. Construction, Inc. , a Corporation, is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he, 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 the 15th day of January, 2010.


Notary Public

Print Name:

Commission Expires:

