



20100204000034890 1/1 \$12.50
Shelby Cnty Judge of Probate, AL
02/04/2010 10:28:33 AM FILED/CERT

This instrument was prepared by:
MASSEY, STOTSER & NICHOLS, PC
P.O. BOX 94308
BIRMINGHAM, AL 35220
(205) 838-9000

* Send tax notice to:
* AmTrust Bank
* 1111 Chester Avenue
* Cleveland, OH 44114
*

QUIT CLAIM DEED

THIS DEED WAS PREPARED FROM DATA FURNISHED BY THE GRANTORS, NO TITLE EXAMINATION WAS REQUESTED OR UNDERTAKEN. THE PREPARER OF THIS INSTRUMENT HAS NOT REVIEWED THE STATUS OF TITLE ON THIS PROPERTY, HAS NOT BEEN EMPLOYED TO DO SO, AND ACTS ONLY AS THE DRAFTER OF THIS INSTRUMENT.

STATE OF ALABAMA)
SHELBY COUNTY)

Price \$1200.00

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Ten and 00/100 Dollars (\$10.00) which receipt is hereby acknowledged, to the undersigned Grantor, namely, First Properties, L.L.C., hereby releases, quitclaims, remise, and conveys any right, title or interest it may have, if any, to:

AmTrust Bank

(hereinafter called Grantee), all right, title, interest, and claim in or to the following described real estate, situated in SHELBY COUNTY, ALABAMA, to wit:

115 Willlow Ridge Lane, Birmingham, AL 35242 – Lot 4, according to the Survey of Willow Ridge Addition to Indian Springs, as recorded in Map Book 7, page 76, in the Office of the Judge of Probate of Shelby County, Alabama.

*Pursuant to redemption of that certain Fire Foreclosure Sale Deed dated October 25, 2007, and recorded in Instrument No. 20071029000499010.

TO HAVE AND TO HOLD to said GRANTEE forever.

Given under seal, this 28th day of January, 2010.

[Signature]
First Properties, L.L.C.

By: Banks Ladd, Its: Managing Member

STATE OF ALABAMA)
COUNTY OF Mobile)

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Banks Ladd, whose name as Managing member of First Properties, L.L.C., an Alabama limited liability company, 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/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 the 28th day of January, 2010.

State of Alabama
Deed Tax : \$1.50

[Signature]
Notary Public

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Nov 5, 2011
BONDED THRU NOTARY PUBLIC