



20100414000113930 1/2 \$139.00  
Shelby Cnty Judge of Probate, AL  
04/14/2010 01:13:11 PM FILED/CERT

Send tax notice to:  
Jeanette Lowrimore and Otis L. Lowrimore  
207 Sterling Oaks Drive  
Hoover, Alabama 35244  
BHM1000096

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

State of Alabama  
County of Shelby

### WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Twenty Five Thousand and 00/100 Dollars (\$125,000.00) in hand paid to the undersigned **Laura Mahoney**, a married woman, (hereinafter referred to as "Grantor"), by **Jeanette Lowrimore and Otis L Lowrimore, wife and husband**, (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:

Unit 207, according to the Survey of Sterling Oaks Condominium, a Condominium, in Shelby County, Alabama, as established by that certain Declaration of Condominium as recorded in Instrument No. 20040316000134350, and First Amendment to Declaration of Condominium as recorded in Instrument No. 2004070100036470, and Articles of Incorporation of Sterling Oaks Owners Association, Inc., as recorded in Exhibit C of the Declaration of Condominium, and the By-Laws of Sterling Oaks Owners Association as recorded in Exhibit D of the Declaration of Condominium, together with an undivided interest in the common elements of Sterling Oaks Condominium, a Condominium, as set out in the Declaration of Condominium and according to the survey of Sterling Oaks Condominium, a Condominium, recorded in Map Book 33, Page 101 A thru D, in the Office of the Probate Judge of Shelby County, Alabama.

THE HEREIN DESCRIBED PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF THE GRANTOR'S SPOUSE.

SUBJECT TO:  
ADVALOREM TAXES DUE OCTOBER 01, 2010 AND THEREAFTER.  
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.

\$-0- OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

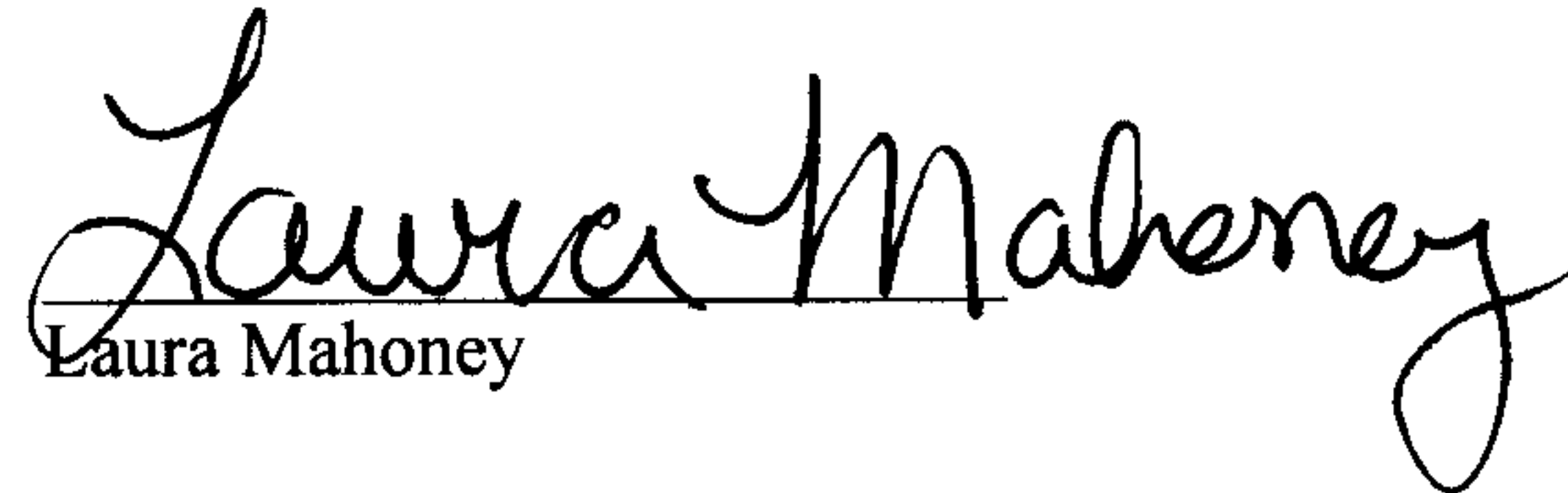
The Grantor does for herself, her heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that she is lawfully seized in fee simple of said premises; that



20100414000113930 2/2 \$139.00  
Shelby Cnty Judge of Probate, AL  
04/14/2010 01:13:11 PM FILED/CERT

she is free from all encumbrances except as noted above; that she has a good right to sell and convey the same as aforesaid; and that she will, and her heirs, executors, administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, Grantor, Laura Mahoney have hereunto set her signature and seal on April 8, 2010.

  
Laura Mahoney

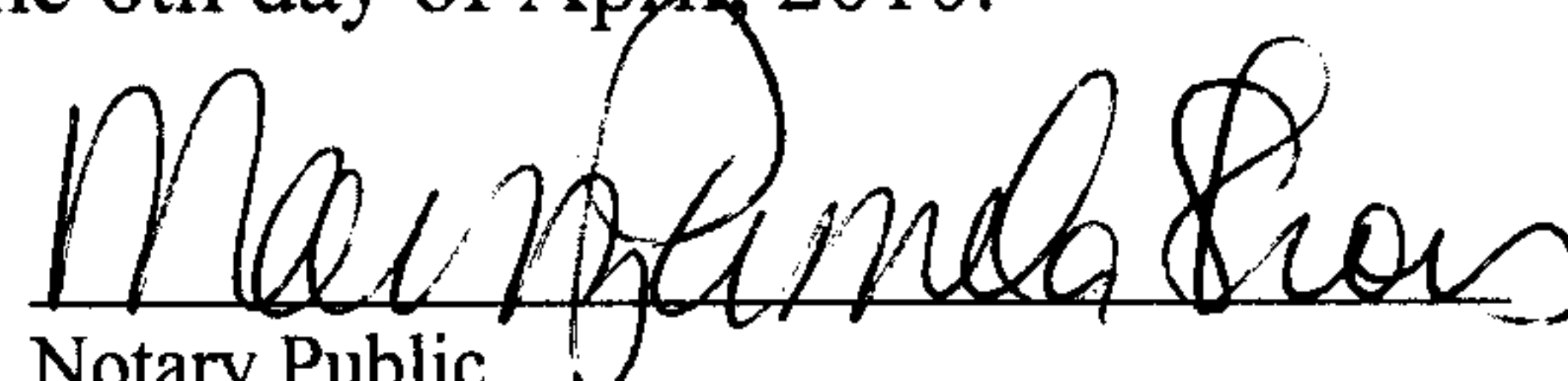
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Laura Mahoney, A Married Woman, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 8th day of April, 2010.

(NOTARIAL SEAL)



  
Notary Public  
Print Name: Mary Pamela Short  
Commission Expires: August 28, 2010

Deed Tax : \$125.00