



20100505000138890 1/2 \$17.50
Shelby Cnty Judge of Probate, AL
05/05/2010 11:01:46 AM FILED/CERT

Send tax notice to:

ERIC CASE HEATON
751 LIBERTY ROAD
CHELSEA, AL, 35043

This instrument prepared by:
CHARLES D. STEWART, JR.
Attorney at Law
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

STATE OF ALABAMA
Shelby COUNTY

2010057

Shelby County, AL 05/05/2010

State of Alabama

Deed Tax : \$3.50

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Seventy-Nine Thousand Five Hundred and 00/100 Dollars (\$179,500.00) in hand paid to the undersigned, WILLIE MAE LOGAN, an unmarried woman (hereinafter referred to as "Grantors") by ERIC CASE HEATON and CHRISTIE W. HEATON, husband and wife (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:

TRACT 8, ACCORDING TO THE SURVEY OF CHELSEA ESTATES, AS RECORDED IN MAP BOOK 5, PAGE 61, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

WILLIE MAE LOGAN IS THE SURVIVING GRANTEE OF WARRANTY DEED RECORDED IN SHELBY REAL 191, PAGE 632. THE OTHER GRANTEE WILLIAM LESTER LOGAN HAVING DIED ON OR ABOUT THE 16TH DAY NOVEMBER, 1999.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2009 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2010.
2. RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY BY INSTRUMENT RECORDED IN VOLUME 266, PAGE 229 N THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
3. RESTRICTIONS APPEARING OF RECORDED IN MISC. 1, PAGE 803 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
4. BUILDING LINE(S) AS SHOWN BY RECORDED MAP.
5. EASEMENT(S) AS SHOWN BY RECORDED MAP.

\$176,248.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, its 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, said Grantor, has hereunto set his/her hand and seal
this the 11th day of March, 2010.

Willie Mae Logan
Thomas Bryan Seale
WILLIE MAE LOGAN ACTING BY AND
THROUGH HER ATTORNEY IN FACT,
THOMAS BRYAN SEALE

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that THOMAS BRYAN SEALE, whose name as Agent and Attorney in fact for
WILLIE MAE LOGAN 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, he executed the same voluntarily in his capacity as Attorney in fact for
WILLIE MAE LOGAN on the day the same bears date.

Given under my hand and official seal this the 11th day of March, 2010.

