

This instrument was prepared by:
Michael T. Atchison, Attorney at Law, Inc.
101 West College
Columbiana, AL 35051

Send Tax Notice To: Andrew T. Spivey
104 South Pilgrim Lane
Montevallo, Al 35115

CORPORATION FORM WARRANTY DEED

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS,

COUNTY OF SHELBY

That in consideration of One Hundred Thirty Nine Thousand Nine Hundred dollars and Zero cents (\$139,900.00) to the undersigned grantor, Hartwood Homes, LLC a corporation, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Andrew T. Spivey (herein referred to as GRANTEES), the following described real estate, situated in Shelby County, Alabama to-wit:

Lot 2, according to the Map of Lexington Parc, Sector I, as recorded in Map Book 38, Page 81, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to taxes for 2010 and subsequent years, easements, restrictions, rights of way, and permits of record.

\$138,037.00 of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD, To the said GRANTEE, his successors and assigns. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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 said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its Managing Member, Shane Miskelly who is authorized to execute this conveyance, has hereto set its signature and seal, this the 15th day of June, 2010.

ATTEST:

Hartwood Homes, LLC

, Secretary

By: Michael Shane Miskelly Managing Member
Michael Shane Miskelly, Managing Member

STATE OF ALABAMA

}

COUNTY OF SHELBY

I, Mike T. Atchison, a Notary Public in and for the said County in said State, hereby certify that Michael Shane Miskelly whose name as Managing Member of Hartwood Homes, LLC, a 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, 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 June, 2010.

Mike T. Atchison
Mike T. Atchison, Notary Public

Shelby County, AL 06/17/2010
State of Alabama
Deed Tax : \$2.00

20100617000192300 1/1 \$13.00
Shelby Cnty Judge of Probate, AL
06/17/2010 09:53:13 AM FILED/CERT

