

Send tax notice to:

ROBERT M. EVANS
103 CANYON PLACE
PELHAM, AL, 35124

This instrument prepared by:
CHARLES D. STEWART, JR.
Executive Real Estate Group, LLC
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

STATE OF ALABAMA
Shelby COUNTY

2010201

Shelby County, AL 06/24/2010

State of Alabama

Deed Tax : \$2.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Twenty-Seven Thousand and 00/100 Dollars (\$127,000.00) in hand paid to the undersigned, ALEXANDER SMITH and LARA SMITH, Husband and Wife (hereinafter referred to as "Grantor") by ROBERT M. EVANS (hereinafter referred to as Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 35, ACCORDING TO THE SURVEY OF CANYON PARK TOWNHOMES, AS RECORDED IN MAP BOOK 19, PAGE 19, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2009 WHICH CONSTITUTES A LIEN BUT ARE NOT DUE AND PAYABLE UNTIL OCTOBER 1, 2010.
2. ANY MINERAL OR MINERAL RIGHTS LEASED, GRANTED OR RETAINED BY CURRENT OR PRIOR OWNERS.
3. EASEMENTS AND BUILDING LINES AS SHOWN ON RECORDED MAP(S), INCLUDING BUT NOT LIMITED TO ANY NOTES, CONDITIONS AND RESTRICTIONS.
4. RIGHT OF WAY TO SHELBY COUNTY.
5. RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY.
6. RESTRICTIONS APPEARING OF RECORD IN INST. 1994-35200, BUT DELETING ANY RESTRICTIONS BASED ON RACE, COLOR, CREED OR NATIONAL ORIGIN.
7. RIGHTS OF OWNERS OF PROEPRTY ADJOINING PROPERTY IN AND TO THE JOINT OR COMMON RIGHTS IN BUILDING SITUATED ON SAID LOTS, SUCH RIGHTS INCLUDE BUT ARE NOT LIMITED TO ROOF, FOUNDATION, PARTY WALLS, WALKWAY AND ENTRANCE.

\$125,312.00 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 Grantee, 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 June, 2010.

Alexander Smith by and through his ATF, Lara Smith

ALEXANDER SMITH

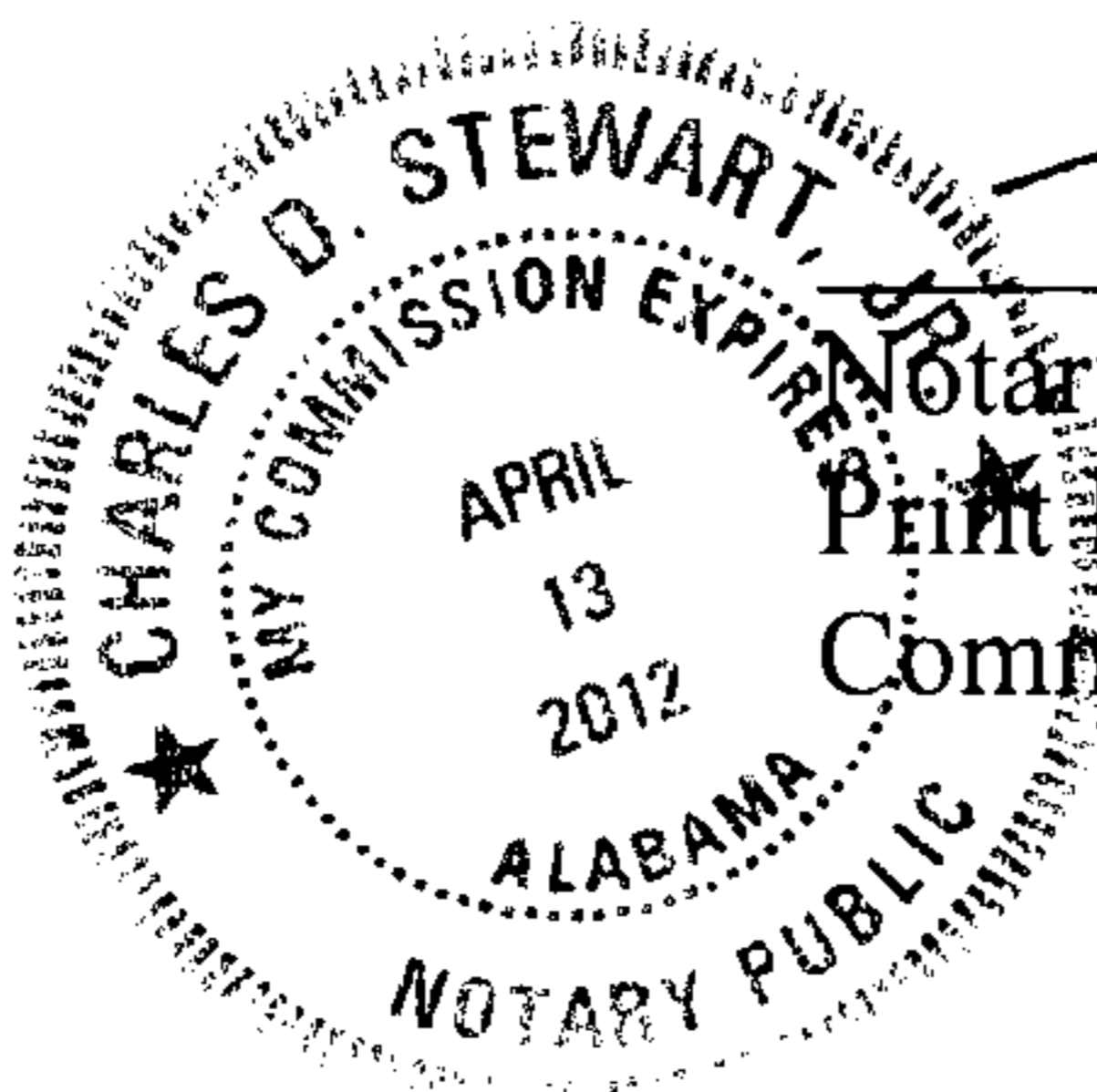
BY AND THROUGH HIS ATTORNEY IN FACT,
LARA SMITH

Lara Smith
LARA SMITH

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that LARA SMITH, 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 11th day of June, 2010.

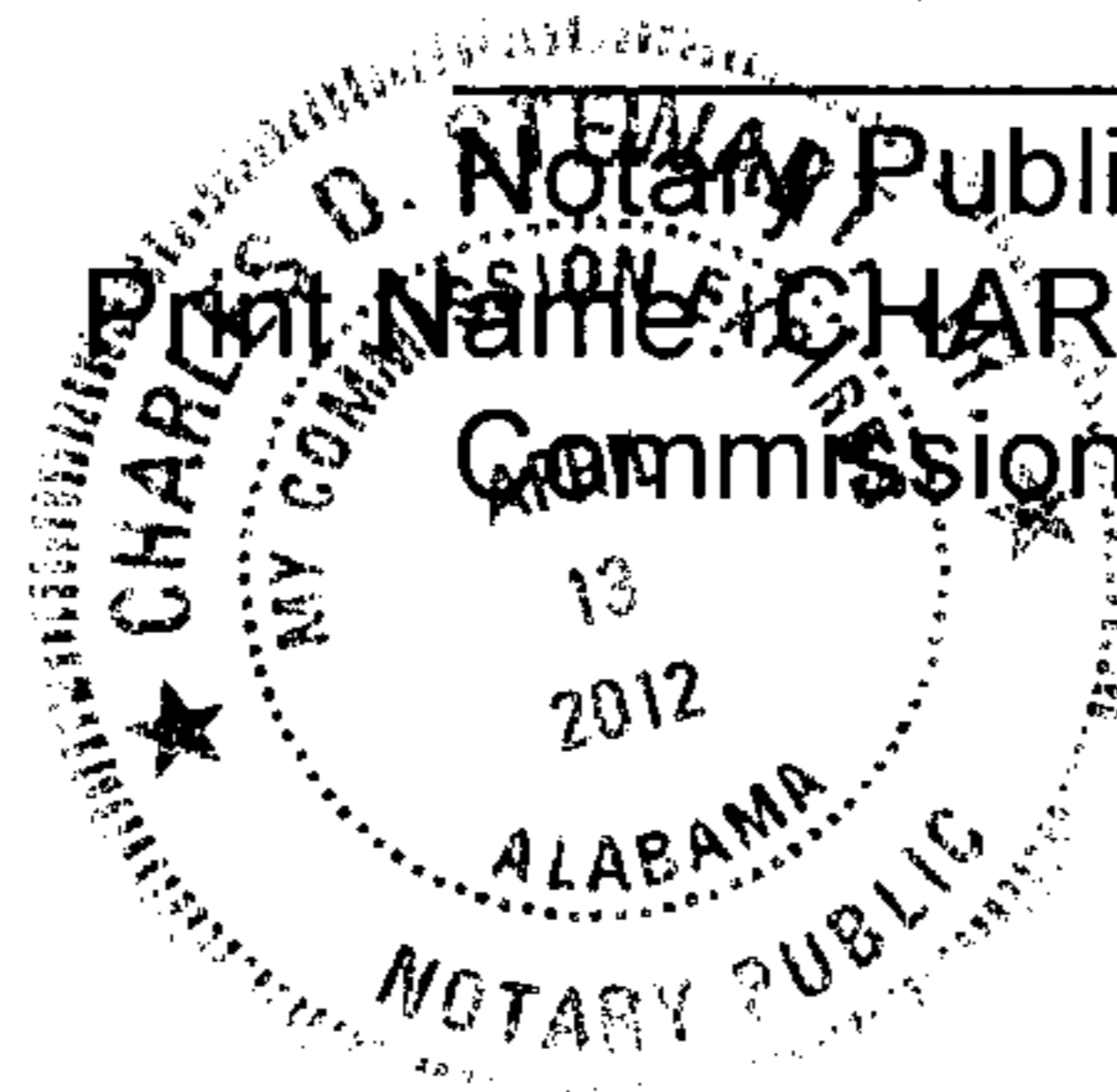


Notary Public
Print Name: Charles D. Stewart, Jr.
Commission Expires: 04/13/12

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that LARA SMITH, whose name as Agent and Attorney in fact for ALEXANDER SMITH 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 in her capacity as Attorney in fact for ALEXANDER SMITH on the day the same bears date.

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



Notary Public
Print Name: CHARLES D. STEWART, JR.
Commission Expires: 04/13/12

[NOTARIAL SEAL]