

This instrument is being re-recorded to correct the spelling of the grantee's last name.

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

Send Tax Notice To: Wei Tsai Y eh
~~155 S. 175th Avenue Trail~~
Wilsonville, AL 35186

25877

Aug 25

WARRANTY DEED



20100825000274100 1/2 \$16.00
Shelby Cnty Judge of Probate, AL
08/25/2010 02:52:44 PM FILED/CERT

STATE OF ALABAMA

}

KNOW ALL MEN BY THESE PRESENTS:

SHELBY COUNTY

That in consideration of Forty Thousand dollars and Zero cents (\$40,000.00) to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, Robbie L. Brooks, Sr. and wife Anita S. Brooks (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto Wei Tsai Y eh (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF.

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

\$ 0.00 of the above recited consideration was paid from a mortgage recorded simultaneously herewith.

THIS PROPERTY CONSTITUTES NO PART OF THE HOMESTEAD OF THE GRANTOR(S), OR OF HIS/HER/THEIR RESPECTIVE SPOUSES.

TO HAVE AND HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal(s), this 2nd day of August, 2010.

(SEAL)

(SEAL)

Robbie L. Brooks, Sr.

(SEAL)

(SEAL)

Anita S. Brooks

(SEAL)

(SEAL)

(SEAL)

STATE OF ALABAMA

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General Acknowledgment

COUNTY SHELBY

I, the undersigned, a Notary Public in and for the said County, in said State, hereby certify that Robbie L. Brooks, Sr. and Anita S. Brooks whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

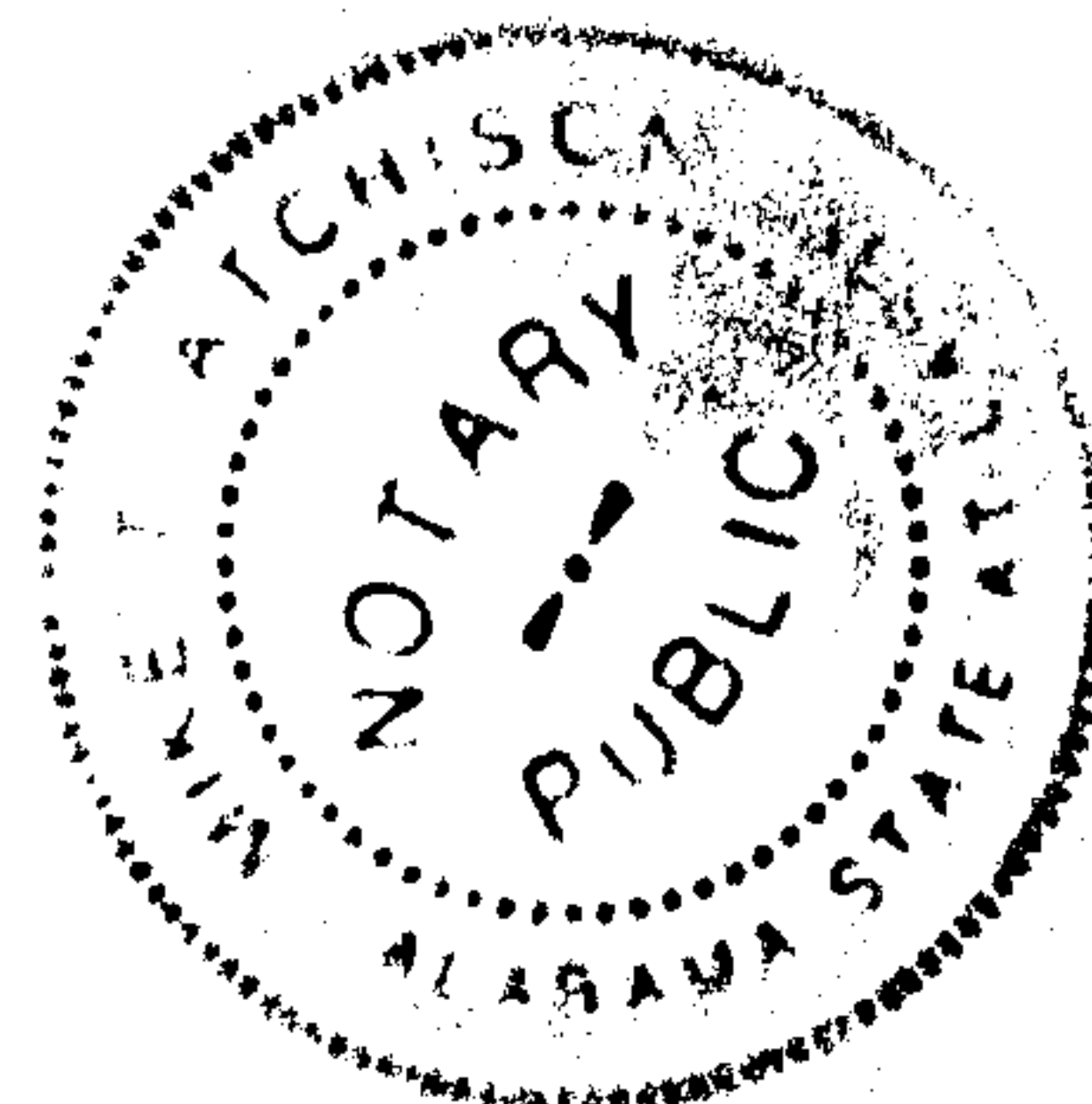
Given under my hand and official seal this 2nd day of August, 2010.

My Commission Expires: 10-16-12

Notary Public



20100803000247970 1/2 \$55.00
Shelby Cnty Judge of Probate, AL
08/03/2010 03:56:37 PM FILED/CERT



Shelby County, AL 08/03/2010

State of Alabama

Deed Tax : \$40.00

EXHIBIT A

Parcel I:

Commence at the SE corner of the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 7, Township 21 South, Range 2 East; thence run West along the South line of said $\frac{1}{4}$ - $\frac{1}{4}$ for 47.21 feet; thence 79 degrees 39 minutes right run Northwesterly for 272.95 feet to the point of beginning; thence continue last described course for 100.0 feet; thence 89 degrees 50 minutes right run 199.42 feet; thence 90 degrees 00 minutes right run 100.00 feet; thence 90 degrees 00 minutes right 199.71 feet to the point of beginning.

Situated in Shelby County, Alabama.

Parcel II:

A part of the Northwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 7, Township 21 South, Range 2 East, being more particularly described as follows:

From the SW corner of the Northeast Quarter of the Northeast Quarter of Section 7, Township 21 South, Range 2 East, run West a distance of 47.21 feet; thence right 79 degrees 39 minutes a distance of 372.95 feet to the point of beginning; thence continue a distance of 100.0 feet; thence right 89 degrees 50 minutes a distance of 199.13 feet; thence right 90 degrees 00 minutes a distance of 100.00 feet; thence right 99 degrees 00 minutes a distance of 199.42 feet to the point of beginning.

Situated in Shelby County, Alabama.



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