

20100901000281930 1/2 \$65.00
Shelby Cnty Judge of Probate, AL
09/01/2010 11:27:51 AM FILED/CERT

This Instrument Was Prepared By:
Holliman Law Firm
2491 Pelham Pkwy, 205-663-0281
Pelham, Al 35124

Shelby County, AL 09/01/2010
State of Alabama
Deed Tax : \$50.00

\$249,900.00

STATE OF ALABAMA
COUNTY OF SHELBY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Ten and no/100 (\$10.00) Dollars to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, Frank W. Pelc, a single man, (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto Lonnie C. White, the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 1517 according to the Survey of Final Plat Kenniston at Ballantrae as recorded in Map Book 38, Page 25, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

\$199,920.00 of the purchase price was paid from a purchase money first mortgage recorded herewith.

Grantee's address: 204 Kenniston Dale
Pelham, Alabama 35124

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

And said GRANTOR does for himself, his successors and assigns covenants with the said GRANTEE, his heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and his heirs and assigns shall, warrant and defend the same to the said GRANTEE, their heirs and

assigns forever, against The lawful claims of all persons. I N
WITNESS WHEREOF, I has hereunto set my hand and seal on this the
11 day of August, 2010.

Frank W. Pelc
Frank W. Pelc

STATE OF Pennsylvania
COUNTY OF Berks

I, the undersigned, a notary public in and for said county
in said state, hereby certify that Frank W. Pelc, a single man,
whose name 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 executed the same
voluntarily on the day the same bears date.

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

Patricia L. Waller
Notary Public

My Commission Expires:

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Patricia L. Waller, Notary Public
Bern Twp., Berks County
My Commission Expires May 3, 2012
Member, Pennsylvania Association of Notaries