

WARRANTY DEED

20100901000282500 1/1 \$13.00
Shelby Cnty Judge of Probate, AL
09/01/2010 02:03:43 PM FILED/CERT

This Instrument Was Prepared By:

Luke A. Henderson, Esq.
Bynum & Henderson, LLC
17 Office Park Circle, Ste 150
Birmingham, AL 35223

Send Tax Notice To:

Jessica Blair Hodge
1606 Morning Sun Circle
Birmingham, AL 35242

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of ONE HUNDRED EIGHTEEN THOUSAND DOLLARS AND 00/100 (\$118,000.00), to the undersigned Grantor in hand paid by the Grantee herein, the receipt of which is hereby acknowledged, **Paula Province**, an unmarried woman, (herein referred to as Grantor) do grant, bargain, sell and convey unto **Jessica Blair Hodge** (herein referred to as Grantee), the following described real estate, situated in the State of Alabama, County of Shelby, to-wit:

Unit 1606, in Horizon, a Condominium, as established by that certain Declaration of Condominium of Horizon, a Condominium, which is recorded in Instrument 2001-40927, to which Declaration of Condominium a plan is attached as Exhibit "A" thereto, said Plan being filed for record in Map Book 28, Page 141 in the Probate Office of Shelby County, Alabama, and to which said Declaration of Condominium the By-Laws of the Horizon Condominium Association, Inc. is attached as Exhibit "D", together with an undivided interest in the Common Elements assigned to said Unit, as shown in Exhibit "C" of said Declaration of Condominium of Horizon, a Condominium.

\$118,000.00 of the consideration recited above was paid from a purchase money first mortgage loan closed simultaneously herewith.

Subject to existing easements, restrictions, set back lines, rights of ways, limitations, if any, of record.

TO HAVE AND TO HOLD unto the said Grantee, his heirs and assigns, forever.

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

IN WITNESS WHEREOF, we have hereunto set my hand and seal, this August 30, 2010.

Paula Province

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned, a Notary Public, in and for said county, in said state, hereby certify that, **Paula Province**, an unmarried woman, 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 this instrument, Paula Province executed the same voluntarily, individually, on the day the same bears date.

Given under my hand and seal this August 30, 2010.


Notary Public

My Commission Expires: 7-26-12

