

Send tax notice to:

Douglas Grater

Renae P. Grater

120 Redwood Drive

Maylene, aL 35114

NTC1000240

This instrument prepared by:


Stewart & Associates, P.C.

3595 Grandview Pkwy, #645

Birmingham, Alabama 35243

State of Alabama

County of Shelby

  
20100915000301010 1/2 \$86.00  
Shelby Cnty Judge of Probate, AL  
09/15/2010 10:16:36 AM FILED/CERT

**WARRANTY DEED**

Shelby County, AL 09/15/2010

State of Alabama

Deed Tax : \$71.00

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Ninety Three Thousand and 00/100 Dollars (\$193,000.00) in hand paid to the undersigned **Aaron J. Eldridge and Anna M. Eldridge, Husband and Wife**, (hereinafter referred to as "Grantors"), by **Douglas E. Grater and Renae P. Grater** (hereinafter referred to as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 310, according to the Survey of Chinaberry Highlands, as recorded in Map Book 36, Page 123, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2010 AND THEREAFTER.

BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD.


\$122,000.00 OF THE CONSIDERATION WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

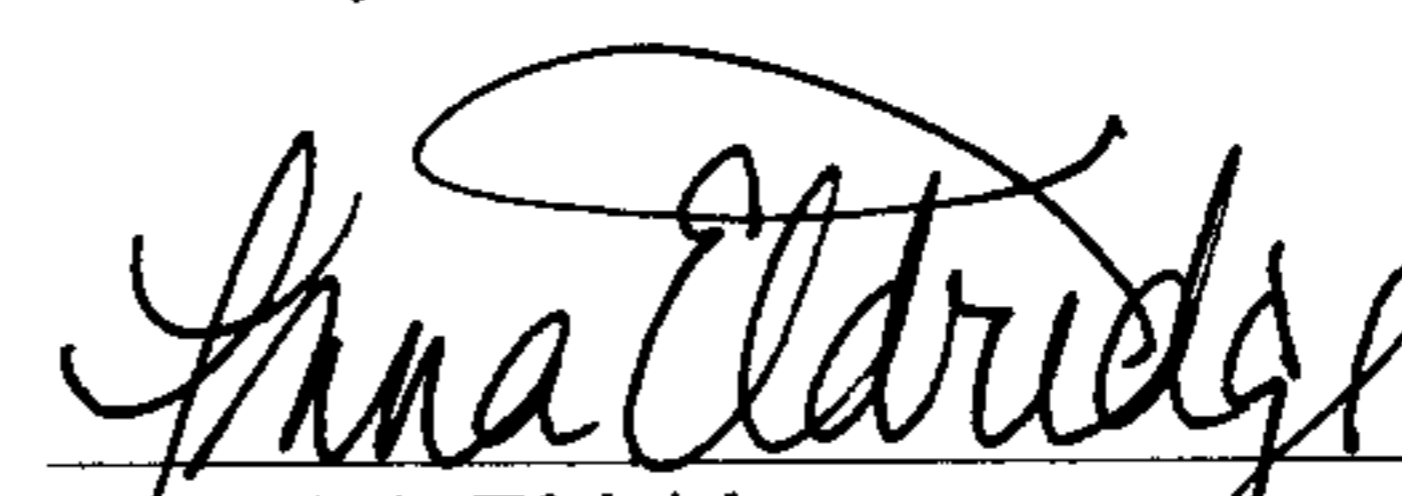
TO HAVE AND TO HOLD to Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators and assigns forever.

The Grantors do for themselves, their heirs and assigns, covenant with Grantees, their heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that it is free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

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IN WITNESS WHEREOF, Grantors Aaron J. Eldridge and Anna M. Eldridge have hereunto set their signatures and seals on September 9, 2010.

  
Aaron J. Eldridge

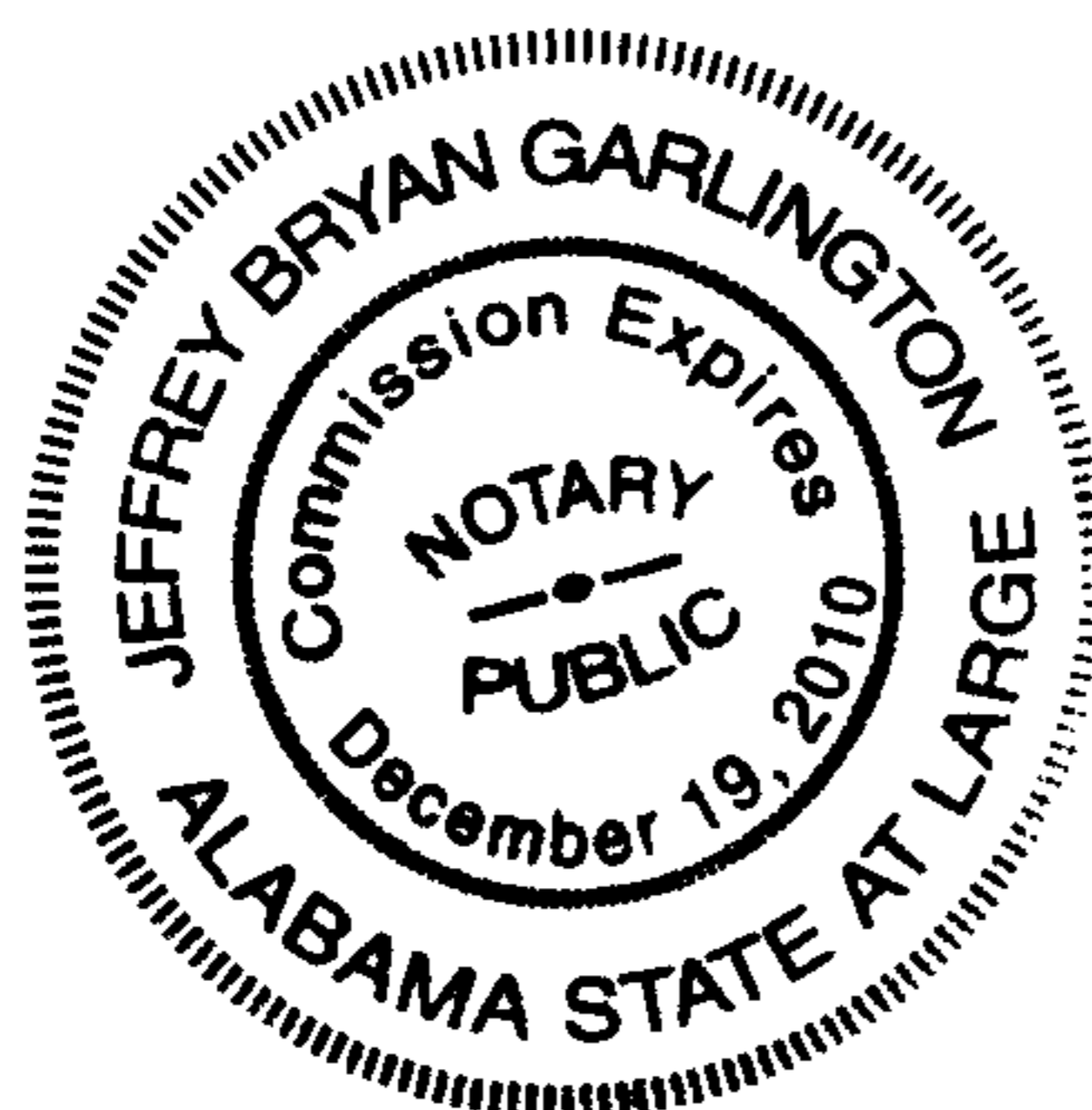
  
Anna M. Eldridge

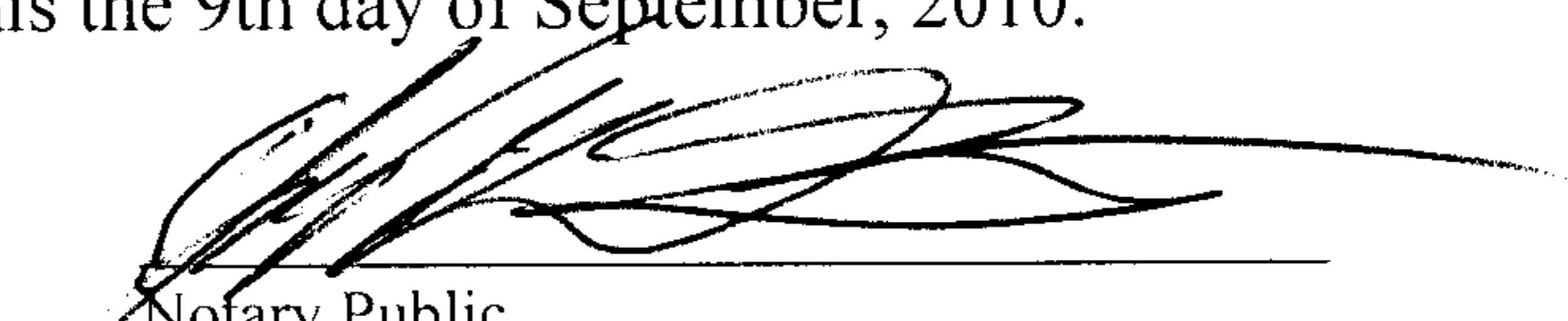
STATE OF ALABAMA  
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Aaron J. Eldridge and Anna M. Eldridge, Husband and Wife, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 9th day of September, 2010.

(NOTARIAL SEAL)



  
Notary Public  
Print Name:  
Commission Expires: