



20101001000324300 1/2 \$222.50
Shelby Cnty Judge of Probate, AL
10/01/2010 02:07:31 PM FILED/CERT

Send Tax Bill to:
Jeremiah L. West
6615 Winchester Circle
Pelham, Alabama 35124

THE STATE OF ALABAMA)
COUNTY OF SHELBY)

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Two hundred seven thousand five hundred and No/100 DOLLARS (\$207,500.00), and other valuable consideration to the undersigned GRANTOR(S) in hand paid by the GRANTEE(S) herein, the receipt whereof, is hereby acknowledged we, G. Keith Kirksey and D. Lynn Kirksey, husband and wife, (herein referred to as GRANTOR(S), do hereby GRANT, BARGAIN, SELL AND CONVEY unto Jeremiah L. West, (herein referred to as GRANTEE(S), his heirs, successors and assigns in fee simple, the following described real estate situated in the County of Shelby, and State of Alabama, to-wit:

**Lot 46, according to the Survey of Quail Run, Recorded in Map Book 7,
page 22, in the Probate Office of Shelby County, Alabama.**

Subject to:

1. Covenants and Restrictions appearing of record in Book 22, page 638.
2. Building Setback lines appearing on Plat recorded in Map Book 7, page 22.
3. Easement shown on Plat recorded in Map Book 7, page 22.
4. Ad valorem taxes for 2010 and all years subsequent thereto.
5. Mineral and mining rights.
6. This conveyance is made subject to covenants, restrictions, reservations, easements and rights-of-ways, if any, heretofore imposed of record.

TO HAVE AND TO HOLD to the said GRANTEE his heirs, successors and assigns forever.

And GRANTOR(S) do covenant with the said GRANTEE(S), his heirs, successors and assigns, that they (are) lawfully seized in fee simple of the aforementioned premises, that it is free from all encumbrances, except as hereinabove provided, they have a good right to sell and convey the same to the said GRANTEE(S), his heirs, successors and assigns forever, and that GRANTOR(S) will WARRANT AND DEFEND the premises to the said GRANTEE(S), his heirs, successors and assigns forever, against the lawful claims and demands of all persons, except as hereinabove provided.

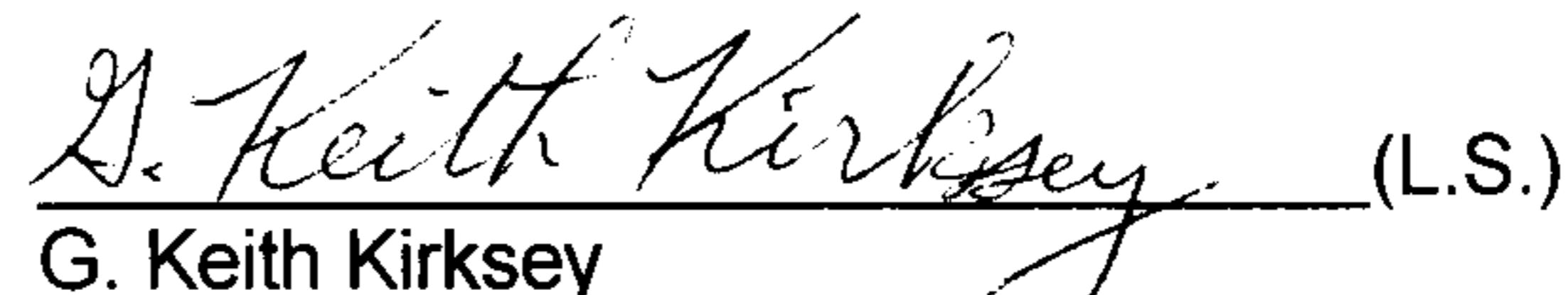


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IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 29th day of September 2010.

WITNESS:





G. Keith Kirksey (L.S.)

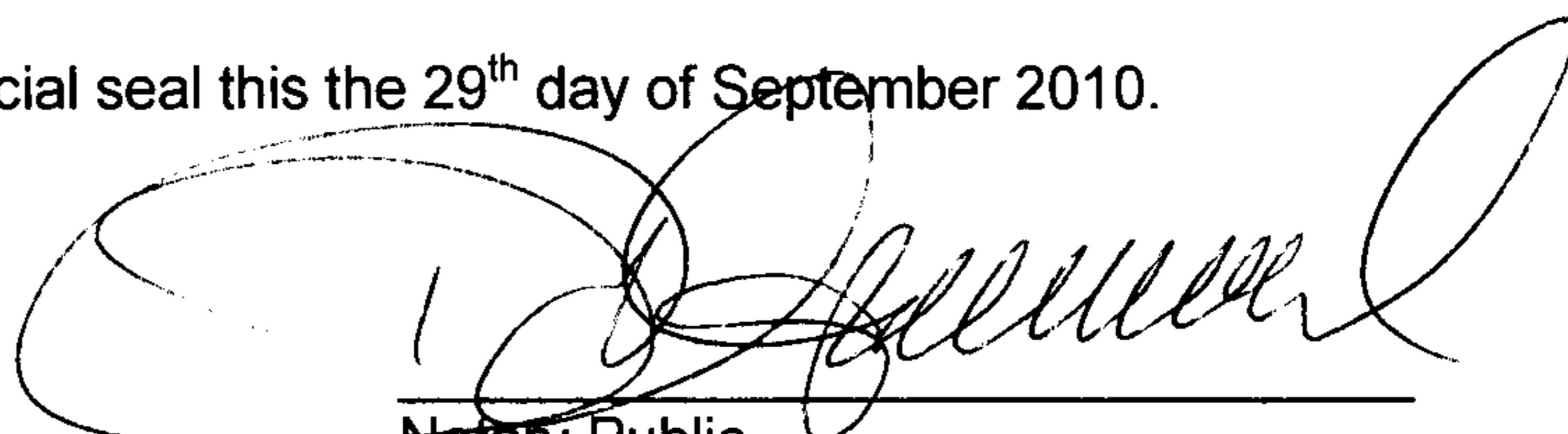

D. Lynn Kirksey (L.S.)

THE STATE OF ALABAMA)
COUNTY OF Shelby)

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that G. Keith Kirksey and D. Lynn Kirksey, whose names are signed to the foregoing 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 the 29th day of September 2010.

SEAL


Notary Public
My Commission Expires _____

This Document Prepared by:
David A. Bedgood
160 Yeager Parkway, Suite 105
Pelham, Alabama 35124
205-663-9777
205-663-4333 fax

