

98 70,000⁰⁰

SEND TAX NOTICE TO:
JENNIFER LAYTON
1208 David Drive
Pelham, AL 35124

This instrument prepared by:
Clyde E. Riley
THE RILEY LAW FIRM
2175 11th Court South
Birmingham, Alabama 35205
Telephone: (205) 212-5577

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THE PREPARER OF THIS STATUTORY WARRANTY DEED HAS NEITHER BEEN REQUESTED TO NOR HAS HE CONDUCTED A TITLE SEARCH OR AN INSPECTION OF THE PROPERTY WHICH IS THE SUBJECT HEREOF AND NO REPRESENTATIONS OR WARRANTIES AS TO THE STATUS OF TITLE OR CONDITION OF THE PROPERTY HAS BEEN MADE.

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STATUTORY WARRANTY DEED

STATE OF ALABAMA)
) **KNOW ALL MEN BY THESE PRESENTS:**
SHELBY COUNTY)

That in consideration of Ten Dollars (\$10.00), and pursuant to the applicable provisions of the Final Judgment of Divorce in Shelby County Civil Action DR-2010-900296, and for other good and valuable consideration, the receipt whereof is acknowledged, I, DANIEL SHANE LAYTON, a divorced man, herein referred to as Grantor, do grant, bargain, sell and convey unto JENNIFER LAYTON, a divorced woman, herein referred to as Grantee, all my right, title and interest in and to the following described real estate situated in Shelby County, Alabama, to-wit:


Lot 4, in Block 1, according to the Survey of Brookfield, First Sector, as recorded in Map Book 5, Page 125, in the Office of the Judge of Probate of Shelby County, Alabama.

The Property is conveyed subject to the following:

1. Ad valorem taxes due and payable October 1, 2010 and for all subsequent years thereafter.
2. The existing mortgage to Bank of America and its assigns.
3. All easements, restrictions, reservations, rights-of-way and other matters of record.

Together with all and singular the tenements, hereditaments, and appurtenances, thereto or in any wise appertaining and the reversion or the reversions, remainder or remainders, rents, issues, and profits thereof; and also all the estate, right, title, interest, dower and the right of dower, property, possession, claim and demand whatsoever, in law as in equity of the said Grantor, of, in, and to the same and every part or parcel thereof, with the appurtenances.

Shelby County, AL 10/12/2010
State of Alabama
Deed Tax : \$70.00


20101012000338980 1/2 \$85.00
Shelby Cnty Judge of Probate, AL
10/12/2010 01:43:54 PM FILED/CERT

TO HAVE AND TO HOLD unto the said Grantee, her heirs, executors, personal representatives and assigns, forever.

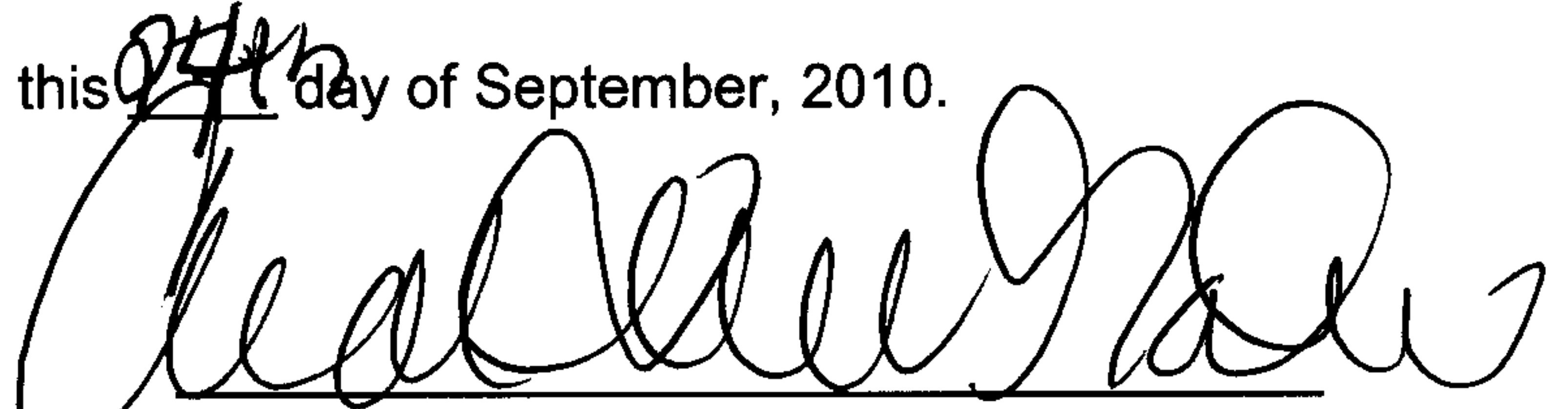
IN WITNESS WHEREOF, I the undersigned Grantor have caused this Statutory Warranty Deed to be executed on this 24th day of September, 2010.

 (SEAL)
DANIEL SHANE LAYTON, GRANTOR


STATE OF Alabama
Jefferson COUNTY)

I, the undersigned Notary Public in and for said County and State, hereby certify that DANIEL SHANE LAYTON, whose name is signed to the foregoing Statutory Warranty Deed, 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 24th day of September, 2010.


Notary Public
My Commission Expires: _____

MY COMMISSION EXPIRES MARCH 13, 2011


20101012000338980 2/2 \$85.00
Shelby Cnty Judge of Probate, AL
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