



20101214000418770 1/2 \$17.00
Shelby Cnty Judge of Probate, AL
12/14/2010 10:19:14 AM FILED/CERT

Send tax notice to:
JANICE BYRD
253 CRISFIELD CIRCLE
CALERA, AL, 35007

This instrument prepared by:
Charles D. Stewart, Jr.
Attorney at Law
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

STATE OF ALABAMA

2010402

Shelby COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of One Hundred Thirty-One Thousand One Hundred and 00/100 Dollars (\$131,100.00) in hand paid to the undersigned, ADAMS HOMES, LLC (hereinafter referred to as "Grantor") by JANICE BYRD (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 41, according to the plat of Chesapeake Subdivision, as recorded in Map Book 37 Page 123 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

1. Taxes for the year beginning October 1, 2010 which constitutes a lien but are not due and payable until October 1, 2011.
2. Building setback lines of 20 feet reserved from Crisfield Circle and 25 feet from rear and 10 feet along each side, as shown by recorded plat.
3. Public utility easements as shown by recorded plat, including an 8 foot easement along Crisfield Circle 7.5 feet from Westerly side and 15 feet along rear.
4. Declaration of Protective Covenants of said subdivision as set out in Inst. No. 20070307000104700 in said Probate Office.
5. Restrictions, limitations and conditions as set out in Map Book 37, page 123, in said Probate Office.
6. Underground transmission granted to Alabama Power Company as shown by Inst. No. 20060828000422400 in Probate Office.

\$129,357.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs, executors,
administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee,
his/her heirs, executors, administrators and assigns, that it is lawfully seized in fee simple
of said premises; that they are free from all encumbrances, except as shown above; that it
has a good right to sell and convey the same as aforesaid; and that it will, and its
successors and assigns shall, warrant and defend the same to the Grantee, their heirs,
executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, ADAMS HOMES, LLC, by WAYNE
L. ADAMS its MANAGING MEMBER, who is authorized to execute this conveyance,
has hereunto set its signature and seal on this the 8th day of October, 2010.

ADAMS HOMES, LLC

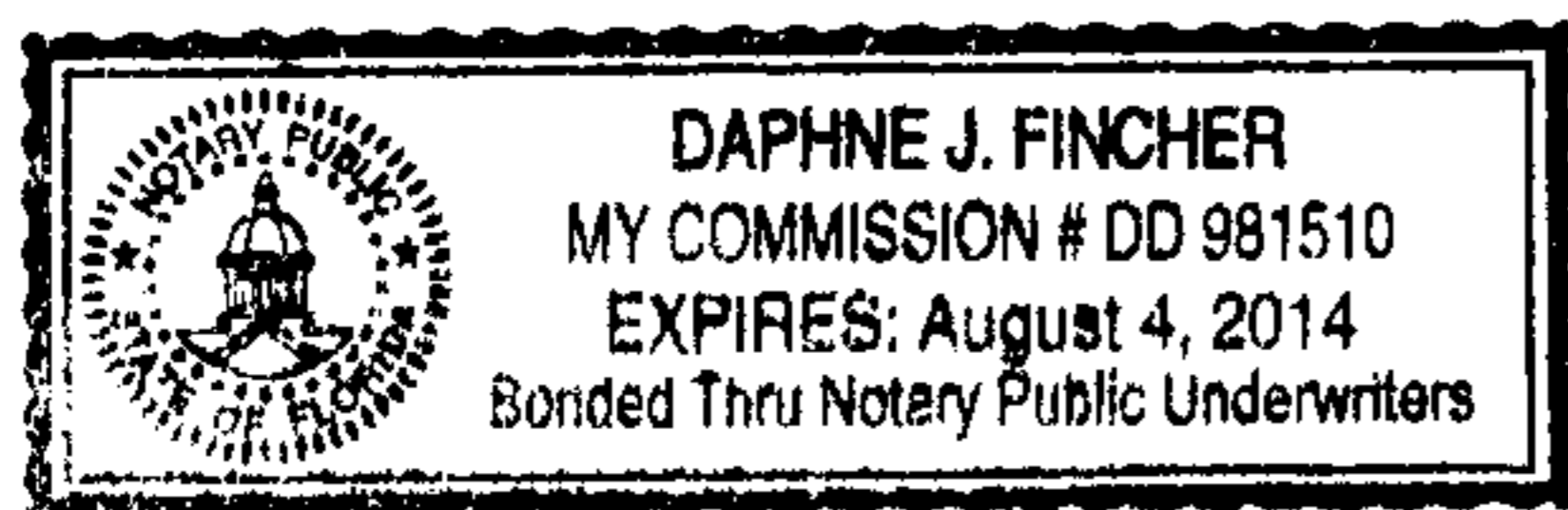
By: 
WAYNE L. ADAMS


ITS MANAGING MEMBER

STATE OF
COUNTY OF

I, the undersigned, a Notary Public in and for said County, in said State, hereby
certify that WAYNE L. ADAMS, whose name as MANAGING MEMBER of ADAMS
HOMES, LLC, is signed to the foregoing instrument, and who known to me,
acknowledged before me on this day, that, being informed of the contents of the said
instrument, he executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 8th day of October, 2010.




Notary Public
Print Name: Daphne J. Fincher
Commission Expires 8/4/14