

20101215000421270 1/1 \$22.00
Shelby Cnty Judge of Probate, AL
12/15/2010 10:58:56 AM FILED/CERT

WARRANTY DEED

This instrument was prepared by:
B. Christopher Battles
3150 Highway 52 West
Pelham, AL 35124

Send tax notice to:
Nichole Reeves
936 Ryecroft Road
Pelham, AL 35124

**STATE OF ALABAMA
COUNTY OF SHELBY**

Know All Men by These Presents: That in consideration of **Ten thousand and no/100 (\$10,000.00)** to the undersigned grantor, in hand paid by the grantee herein, the receipt where is acknowledged, I/We, **Mark Reeves and Nichole Reeves, husband and wife** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Nichole Reeves** (herein referred to as grantee, whether one or more) the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 10, Block 3, according to the Survey of Cahaba Valley Estates, 3rd Sector, as recorded in Map Book 5, Page 107, in the Probate Office of Shelby County, Alabama.

Subject to mineral and mining rights if not owned by Grantor.

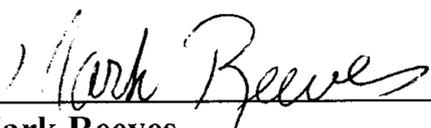
Subject to existing easements, restrictions, set back lines, rights of way, limitations, if any of record.

This instrument was prepared without the benefit of title.

To Have and to Hold to the said grantee, his, her or their heirs and assigns forever.

And I do, for myself and for my heirs, executors and administrators, covenant with said grantee, his, her or their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated 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, her or their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this 15th day of December, 2010.



Mark Reeves



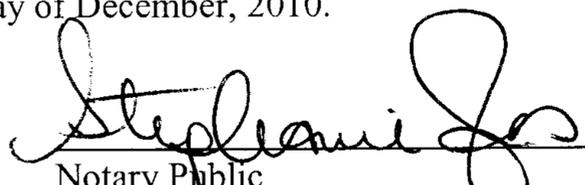
Nichole Reeves

**STATE OF ALABAMA
COUNTY OF SHELBY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Mark Reeves and Nichole Reeves, husband and wife** whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 15th day of December, 2010.

STEPHANIE JONES
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
FEBRUARY 26, 2013



Notary Public
My Commission Expires: 02-26-13

Shelby County, AL 12/15/2010
State of Alabama
Deed Tax: \$10.00