



20110120000021100 1/2 \$25.00
Shelby Cnty Judge of Probate, AL
01/20/2011 11:36:54 AM FILED/CERT

Value: \$ 10,000.00

Tax Notice:

Waterford Homeowners Association, Inc.

626 Waterford Lane

Calera, AL 35040

STATUTORY WARRANTY DEED-INDIVIDUAL TO INDIVIDUAL

STATE OF ALABAMA

COUNTY OF Shelby

Shelby County, AL 01/20/2011
State of Alabama
Deed Tax: \$10.00

STATUTORY WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that inconsideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid to the undersigned, **Waterford, LLC, an Alabama limited liability company** (hereinafter "Grantor"), the receipt of which is acknowledged, the undersigned does hereby grant, bargain, sell and convey unto **Waterford Homeowners Association, Inc.** (hereinafter "Grantee"), the following described real estate situated in Shelby County, State of Alabama, to wit:

Clubhouse and Tennis Court Property:

Begin at the SW corner of the NW 1/4 of Section 35, Township 21 South, Range 2 West, then run North along the section line for 180 feet; then turn East and run 50 feet; then NE for 829.35 feet, to the West ROW of Waterford Parkway, then run SE for 180 feet along said ROW, then run SW along ROW for 55 feet, then run SE along ROW 45 feet, then East along ROW for 45 feet, then SE along ROW 130 feet, then turn W and run 160.85 feet, then turn SW and run 86.57 feet; then continue SW and run 198.53 feet, then turn SE and run 70.85 feet; then SE to the intersection of the S line of the NW 1/4, then run 305 feet to the point of beginning. Situated in Shelby County, Alabama.

TO HAVE AND TO HOLD unto the Grantee and unto its successors and assigns forever, in fee simple.

This instrument is executed without warranty or representation of any kind on the part of the undersigned, expressed or implied, except that there are no liens or encumbrances outstanding against the premises conveyed which were created or suffered by the undersigned and not specifically excepted herein.

IN WITNESS WHEREOF, Grantor, Waterford, LLC, an Alabama Limited Liability Company, by John G. Reamer, Jr. its managing member, who is authorized to execute

this conveyance, has caused this conveyance to be executed on this, the 18th day of JANUARY 2011

Waterford, LLC,
an Alabama Limited Liability
Company

By: 
John G. Reamer, Jr.
Its: Managing Member

STATE OF ALABAMA
COUNTY OF Jefferson

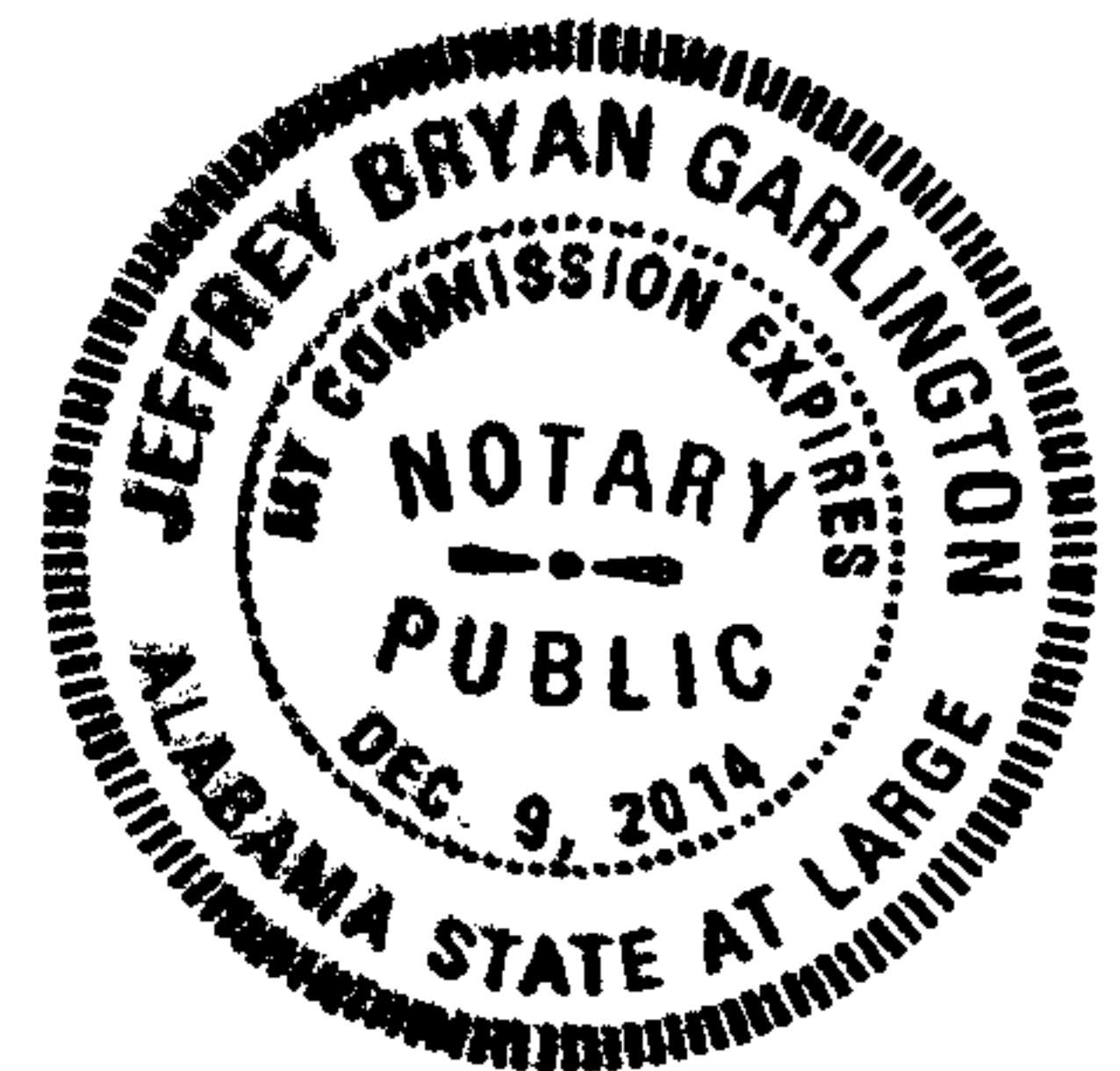
I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John G. Reamer, Jr., whose name as its managing member of Waterford, LLC, an Alabama limited liability company, is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he, in his capacity as such member and with full authority, executed the same voluntarily for and as the act of said limited liability company on the day the same bears date.


Given under my hand and official seal this the 18 day of January 2011.


Notary Public

Print Name: Jeffrey Bryan Garlington
Commission Expires: 12/9/2014

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Parkway Suite 645
Birmingham, AL 35243




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