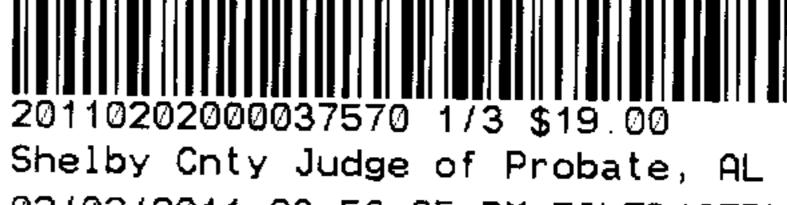
This instrument was prepared by: Clayton T. Sweeney, Attorney at Law 2700 Highway 280 East, Suite 160 Birmingham, Alabama 35223

SEND TAX NOTICE TO: Dwayne A. Bush 1267 Highland Lakes Trail Birmingham, Alabama 35242



02/02/2011 03:56:05 PM FILED/CERT

## WARRANTY DEED

STATE OF ALABAMA **COUNTY OF SHELBY** 

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Four Hundred Ten Thousand and No/100 Dollars (\$410,000.00) to the undersigned grantors in hand paid by the GRANTEE herein, the receipt of whereof is acknowledged, I/we Leland F. Brown and Shelly D. Brown, husband and wife, (herein referred to as grantors, whether one or more) do grant, bargain, sell, and convey unto Dwayne A. Bush, herein referred to as GRANTEE), the following described real estate, situated in SHELBY County, Alabama:

See Exhibit "A" attached hereto and made a part hereof for legal description.

Subject to:

Ad valorem taxes for current and subsequent years not yet due and payable. Existing covenants and restrictions, easements, building lines, and limitations of record.

For ad valorem tax appraisal purposes only, the address of the property is 1267 Highland Lakes Trail, Birmingham, AL 35242, which is the address of the Grantees.

TO HAVE AND TO HOLD Unto the said GRANTEE, its successors and/or assigns, in fee simple.

And I/we do for myself/ourselves and for my/our heirs, executors, and administrators, covenant with said GRANTEE its successors and assigns, that I am/we are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that I/we have a good right to sell and convey the same as aforesaid, and that I/we will and my/our heirs, executors, and administrators shall warrant and defend the same to the said GRANTEE, its successors, executors and assigns forever, against the lawful claims of all persons.

	ereto set my/our hand(s) and seal(s), this the 31 day of
Danuary, 2011.	Alle D. Brown
Du his Attorner in Joets	by her Atterny in Fret.
Seland J. Brown by his Attorney in Forts weedent Relicetier Resources, chie.	Shelly D. Brown, in Fort, by her Atterney in Fort, Weelert Relocation Resources che. a composition
Leland F. Brown	Shelly D. Brown
By his Attorney in Fact,	By her Attorney in Fact,
Weichert Relocation Resources, Inc.	Weichert Relocation Resources, Inc. a corporation
a corporation	•• ••
By: Michael Celan	By: Meke Classification Printed name: Michael Connolly
Printed Name: Michael Connolly Authorized Agent or Employee	Authorized Agent or Employee
Aumorized Agent of Employee	rudionzed rigent of Dinployee
STATE OF Massachusetts } COUNTY OF Plymonth }	
I, the undersigned, a Notary Public, in and for said county and in said state, hereby certify that Michael Connolly, whose name as Authorized Agent or Employee of Weichert Relocation Resources, Inc., a corporation, Attorney in Fact for	
Leland F. Brown, under that certain Limited Power of A	Attorney recorded in Instrument No. ce of Shelby County, Alabama, is signed to the foregoing
conveyance/instrument and who is known to me, acknow	rledged before me on this day that, being informed of the contents of
	ttorney in Fact, executed the same voluntarily on the day the same
bears date.	
Given under my hand and seal of office this the	31 day of January, 2011.
$\frac{1}{NT}$	The Holling Company of the Company o
	orany PUBLIC y commission expires: $07/30/15$
CTATE OF 1 100 12 lung 16	20110202000037570 2/3 \$19.00 Shelby Cnty Judge of Probate, AL
STATE OF Maschuse 18 } COUNTY OF Pinant !	02/02/2011 03:56:05 PM FILED/CER
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I, the undersigned, a Notary Public, in and for said county and in said state, hereby certify that Michael Connolly, whose name as Authorized Agent or Employee of Weichert Relocation Resources, Inc., a corporation, Attorney in Fact for	
Shelly D. Brown, under that certain Limited Power of A	Attorney recorded in Instrument No.
2011 02000037560, in the Probate Office	of Shelby County, Alabama, is signed to the foregoing vledged before me on this day that, being informed of the contents of
	ttorney in Fact, executed the same voluntarily on the day the same
bears date.	
Given under my hand and seal of office this the 31 day of January, 2011.	
	TARY DIEDITO
	OTARY PUBLIC (second second s
——————————————————————————————————————	J Commodicin Caption.

## Exhibit "A" Legal Description

Lot 265, according to the Survey of Highland Lakes, 2<sup>nd</sup> Sector, as recorded in Map Book 20, Page 150 in the Probate Office of Shelby County, Alabama.

Together with nonexclusive easement to use the private roadways, common area all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision recorded as Instrument No. 1994-07111 in the Probate Office of Shelby County, Alabama and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 2<sup>nd</sup> Sector, recorded as Instrument No. 1996-10928 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as the "Declaration").

201102020000037570 3/3 \$19.00 201102020000037570 a/3 \$19.00 Shelby Cnty Judge of Probate, AL 02/02/2011 03:56:05 PM FILED/CERT