

Deed Tax \$147.00 (Value \$147,000.00)  
Recording 15.00  
\$162.00

This property conveyed herein is not the homestead of the Grantor.

This instrument prepared by:  
✓ Oscar M. Price, III, Esq.  
Wallace, Jordan, Ratliff & Brandt, L.L.C.  
800 Shades Creek Parkway, Suite 400  
Birmingham, Alabama 35209

Send Tax Notices To:  
B & D Realty, LLC  
c/o Brian M. Kornowicz  
104 Indian Lake Cove  
Pelham, Alabama 35124

**STATUTORY WARRANTY DEED**

STATE OF ALABAMA )  
SHELBY COUNTY )



20110310000079520 1/2 \$162.00  
Shelby Cnty Judge of Probate, AL  
03/10/2011 11:23:06 AM FILED/CERT

**KNOW ALL MEN BY THESE PRESENTS**, That in consideration of the sum of Ten and No/100 Dollars (\$10.00) to the undersigned grantor, **BRIAN M. KORNOWICZ**, a married man (hereinafter, the "GRANTOR"), in hand paid by the grantee herein, the GRANTOR does hereby **GRANT, BARGAIN, SELL AND CONVEY** unto **B & D REALTY, LLC**, an Alabama limited liability company (hereinafter, the "GRANTEE"), the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 3B3 of Greystone Plaza, a Commercial Development, being a resurvey of Lot 3B as shown on the resurvey of Lot 3, Brook Highland Commercial No. 3, recorded in Map Book 26, Page 41, as recorded in Map Book 36, Page 106 in the Probate Office of Shelby County, Alabama.

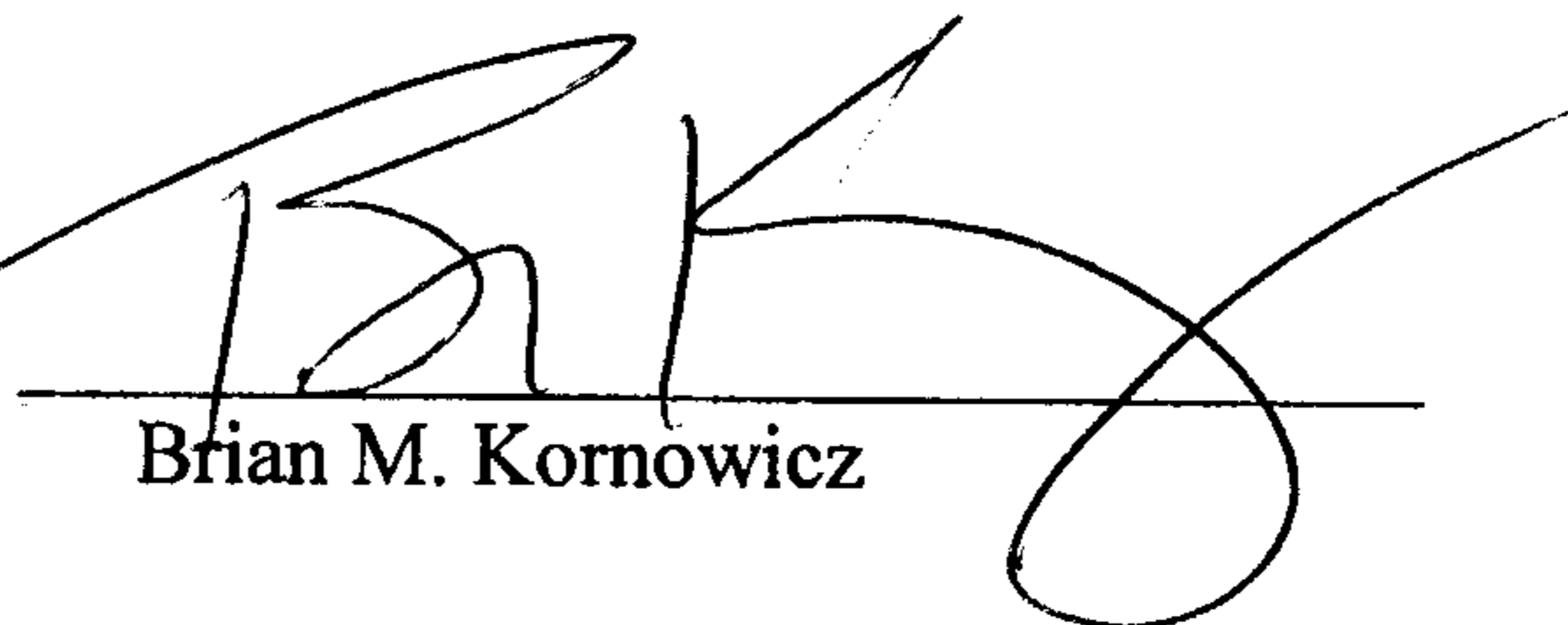
**TO HAVE AND TO HOLD** to said GRANTEE, its successors and assigns, forever; subject, however, to the following:

1. Ad valorem taxes for the year 2011 and subsequent years, not yet due and payable.
2. All matters of record.

Shelby County, AL 03/10/2011  
State of Alabama  
Deed Tax: \$147.00

IN WITNESS WHEREOF, GRANTOR, has set its signature as the act of such GRANTOR,  
this the 4<sup>th</sup> day of March, 2011.

GRANTOR:

By:   
Brian M. Kornowicz


STATE OF ALABAMA )  
COUNTY OF Shelby )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Brian M. Kornowicz, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents thereof, he executed the same voluntarily.

Given under my hand and official seal, this the 4<sup>th</sup> day of March, 2011.

Notary Public: Kathy D. Waycaster  
My commission expires: Oct. 13, 2011

[NOTARIAL SEAL]

  
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