



20110506000137250 1/1 \$15.00
Shelby Cnty Judge of Probate, AL
05/06/2011 11:09:02 AM FILED/CERT

WARRANTY DEED

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

Send tax notice to:
Robin Crowder
1004 Village Trail
Calera, AL 35040

STATE OF ALABAMA COUNTY OF SHELBY

Know All Men by These Presents: That in consideration of **Eighty eight thousand nine hundred and no/100 (\$88,900.00)** to the undersigned grantor, in hand paid by the grantee herein, the receipt where is acknowledged, I/We, **Blakley N. Tidmore f/k/a Blakley N. Moore and Powers Tidmore, wife and husband and Douglas C. Moore, a married man** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Robin Crowder** (herein referred to as grantee, whether one or more) the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 139A, according to the Survey of Waterford Village, Sector 1, as recorded in Map Book 27, Page 100, 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.

\$88,900.00 of the purchase price herein above has been paid by a purchase money mortgage loan closed simultaneously herewith.

This property does not constitute the homestead of the grantor, Douglas C. Moore, as defined in §6-10-3, Code of Alabama (1975).

Blakley N. Moore and Blakley N. Tidmore are one and the same person.

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 27th day of April, 2011.

Blakley Tidmore
Blakley N. Tidmore f/k/a Blakley N. Moore

Power Tidmore
Powers Tidmore

Douglas C. Moore
Douglas C. Moore

STATE OF ALABAMA COUNTY OF SHELBY

I, Kelly B. Furgerson, a Notary Public in and for said County, in said State, hereby certify that **Blakley N. Tidmore f/k/a Blakley N. Moore and Powers Tidmore, wife and husband and Douglas C. Moore, a married man** 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 27th day of April, 2011.

KELLY B. FURGERSON
Notary Public, State of Alabama
Alabama State At Large
My Commission Expires
October 20, 2014

Kelly B. Furgerson
Notary Public
My Commission Expires: 10-20-2014