



20110602000161660 1/2 \$29.50
Shelby Cnty Judge of Probate, AL
06/02/2011 12:45:09 PM FILED/CERT

Send tax notice to:
Pamela K. Baggett
604 Barkley Circle
Alabaster, AL 35007

This instrument prepared by:
Stewart & Associates, P.C.
3595 Grandview Pkwy, #645
Birmingham, Alabama 35243

STATE OF ALABAMA
Shelby COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Fifty Eight Thousand and 00/100 Dollars (\$158,000.00) in hand paid to the undersigned, **Lloyd Wells and Bethany Wells, husband and wife**, (hereinafter referred to as "Grantors"), by **Pamela K. Baggett** (hereinafter referred to as "Grantee"), the receipt and sufficiency of which are hereby acknowledged, Grantors do, by these presents, grant, bargain, sell, and convey unto Grantee, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 404, according to the Survey of Silver Creek, Sector II, Phase I, as recorded in Map Book 29, Page 81, in the Probate Office of Shelby County, Alabama.

SUBJECT TO:

ADVALOREM TAXES DUE OCTOBER 01, 2010 AND THEREAFTER.
BUILDING AND SETBACK LINES, RESTRICTIONS, COVENANTS AND
CONDITIONS OF RECORD.

\$143,622.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF
A MORTGAGE LOAN.

The Grantors do for themselves, their heirs and assigns, covenant with Grantee, her heirs, executors, administrators and assigns, that they are lawfully seized in fee simple of said premises; that they are free from all encumbrances except as noted above; that they have a good right to sell and convey the same as aforesaid; and that they will, and their heirs, executors, administrators shall warrant and defend the same to the said Grantee, his/her heirs and assigns forever, against the lawful claims of all persons.

TO HAVE AND TO HOLD to Grantee, her heirs, executors, administrators and assigns forever.

Shelby County, AL 06/02/2011
State of Alabama
Deed Tax: \$14.50

IN WITNESS WHEREOF, Grantors have set their signatures and seals on this,
the 31st day of May, 2011.

Bethany Wells by Robin H.
her attorney in fact
Bethany Wells by Robin Haririan, her
attorney in fact

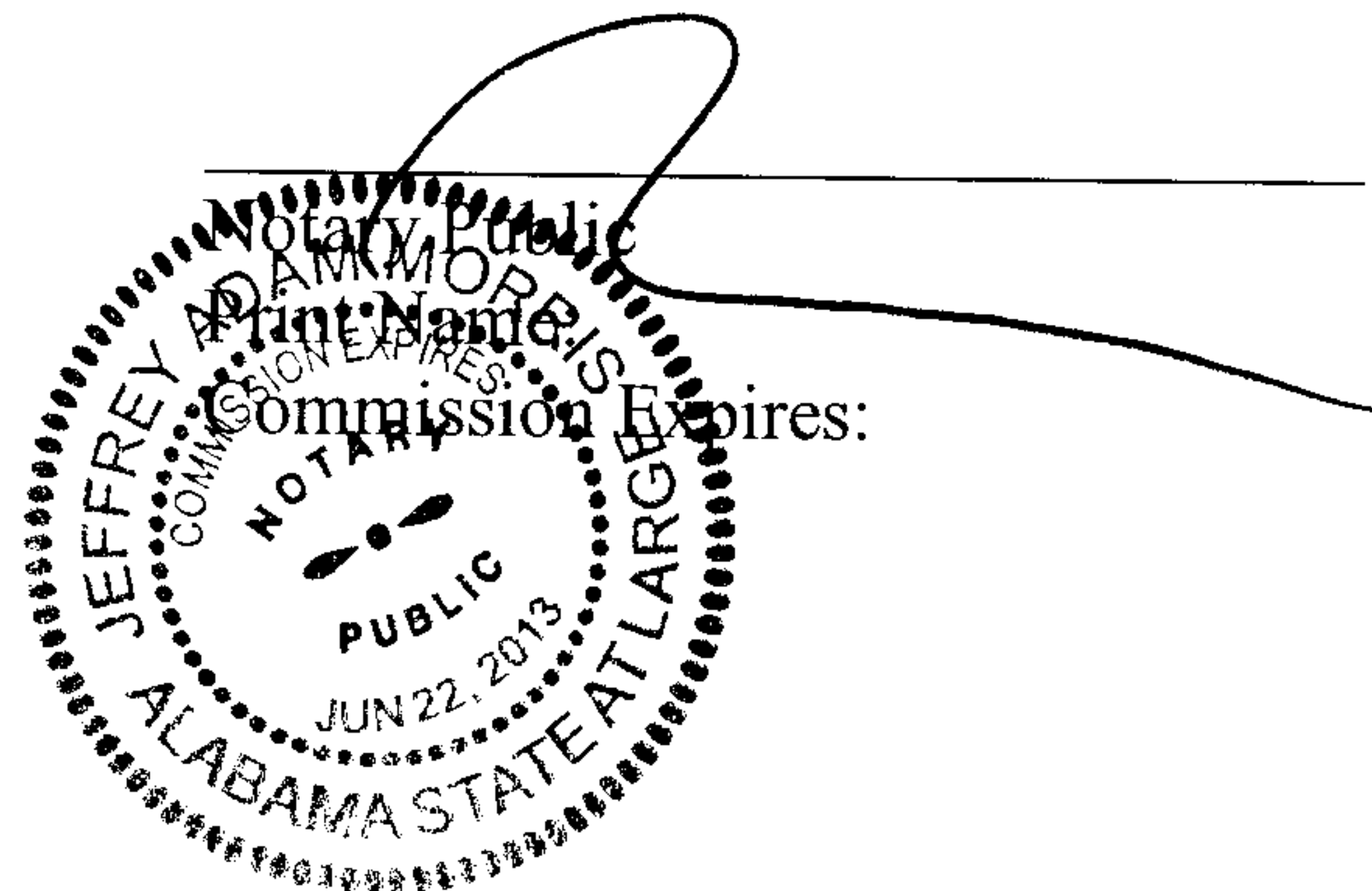
Lloyd Wells by Robin H.
his attorney in fact
Lloyd Wells by Robin Haririan, his
attorney in fact

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Robin Haririan, whose name as Attorney in fact for Bethany Wells and Lloyd Wells, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, she executed the same voluntarily in her capacity as Attorney in fact for Bethany Wells and Lloyd Wells on the day the same bears date.

Given under my hand and official seal this the 31st day of May, 2011.

[NOTARIAL SEAL]



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