

Shelby County, AL 06/10/2011
State of Alabama
Deed Tax: \$155.50

THIS INSTRUMENT PREPARED BY:

Dawn I. McDonald, Attorney at Law
P. O. Box 610348
Birmingham, AL 35261

Deed prepared without opinion or examination of title.
Preparer is acting as scrivener only and assumes no
liability for correctness of information herein contained.

SEND TAX NOTICE TO:

Tim Angrisano
113 Churchill Drive
Alabaster, AL 35007

Total Assessor Market Value: \$155,300.00

STATE OF ALABAMA
COUNTY OF SHELBY

QUIT CLAIM DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to:

**TIM ANGRISANO, an unmarried man
and
MELISSA D. HYDE, an unmarried woman**

(hereinafter called Grantor), in hand paid by:

TIM ANGRISANO, an unmarried man

(hereinafter called Grantee), the receipt whereof is hereby acknowledged, the Grantors hereby remise, release, quit claim, sell and convey to the Grantee all their right, title, interest and claim in or to the following described real estate in Shelby County, Alabama, to-wit:

**Lot 211, according to the map of Cedar Grove at Sterling Gate, Sector 2,
Phase 5, as recorded in Map Book 28, Page 91, in the Probate Office of Shelby
County, Alabama; being situated in Shelby County, Alabama.**

- 1. Subject to County ad valorem taxes for 2010, that are a lien, and due and payable at this time, and all subsequent years.**
- 2. Subject to any and all easements, reservations, restrictions, covenants and rights of way of record, if any, heretofore imposed of record affecting said property, and municipal zoning ordinances now, or hereafter, becoming applicable, and taxes or assessments now, or hereafter, becoming due against said property.**
- 3. Any and all mortgages, liens or judgments of record on the property herein conveyed.**
- 4. Oil, gas, hydrocarbon substances, and other mineral and mining rights not owned by Grantor.**

Address: 113 Churchill Drive, Alabaster, AL 35007; Parcel No: 23-2-04-0-006-012.000

TO HAVE AND TO HOLD to said Grantee forever.

20110610000171950 2/4 \$176.50
Shelby Cnty Judge of Probate, AL
06/10/2011 01:36:26 PM FILED/CERT

Given under my hand and seal this the 27th day of December,
20 10.

GRANTORS:

Tim Angrisano
TIM ANGRISANO

Melissa D Hyde
MELISSA D. HYDE

ACKNOWLEDGMENT

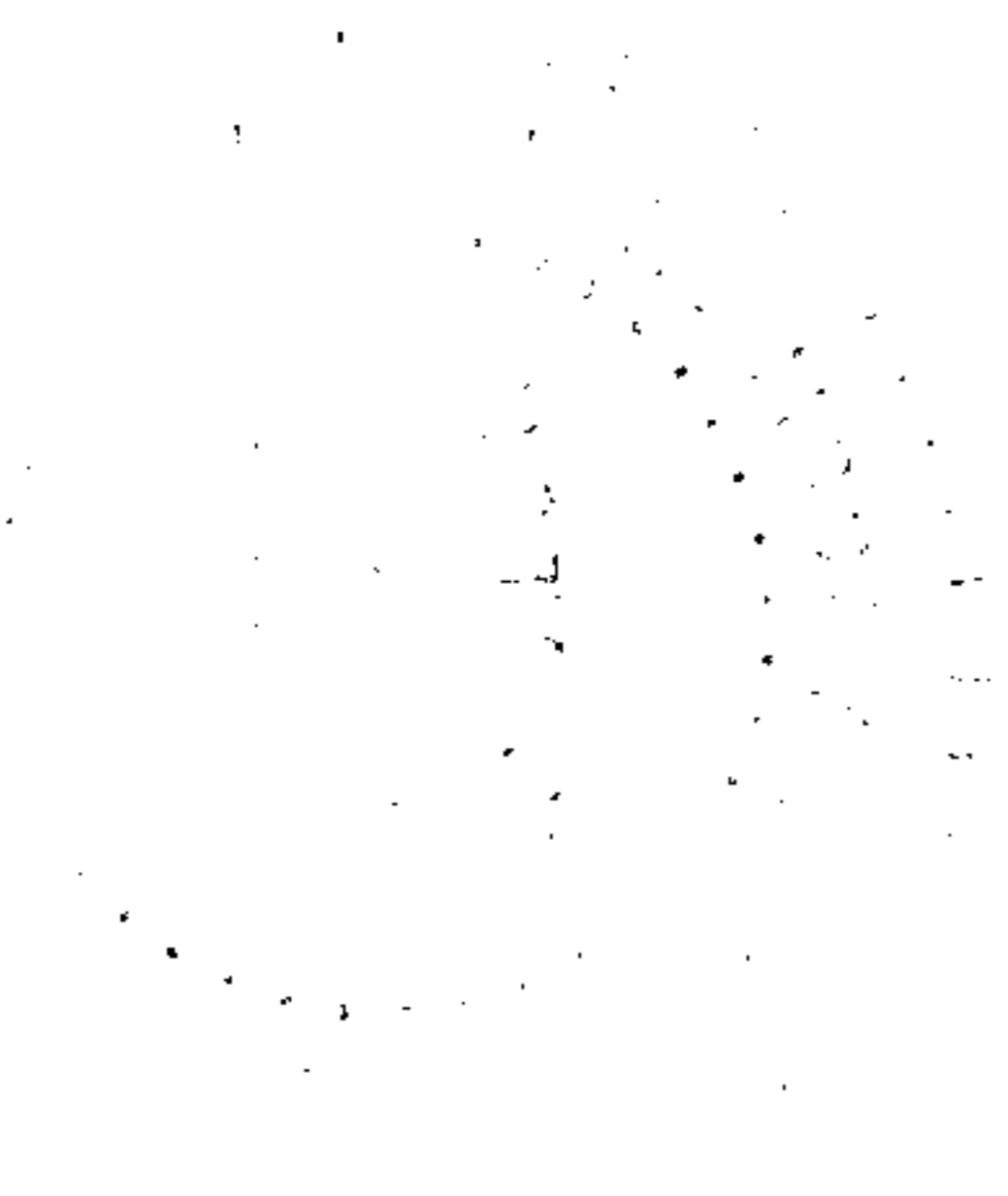
State of ALABAMIA

County of Shelby

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that TIM ANGRISANO, an unmarried man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the 27 day of December, 20 10.

W. Lee McCoy Langston
Notary Public

My commission expires: April 10th 2014



20110610000171950 3/4 \$176.50
Shelby Cnty Judge of Probate, AL
06/10/2011 01:36:26 PM FILED/CERT

ACKNOWLEDGMENT

State of ALABAMA

County of Shelby

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that MELISSA D. HYDE, an unmarried woman, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the 27 day of DECEMBER, 20 10.

William McCoy Hampton
Notary Public

My commission expires: April 10th 2014

Return To:
LSI-LPS 1061397
East Recording Solutions
700 Cherrington Parkway
Coraopolis, PA 15108



20110610000171950 4/4 \$176.50
Shelby Cnty Judge of Probate, AL
06/10/2011 01:36:26 PM FILED/CERT

Order No.: **10613497**
Loan No.: 0279355994

Exhibit A

The following described property:

Lot 211, according to the map of Cedar Grove at Sterling Gate, Sector 2, Phase 5, as recorded in Map Book 28 Page 91 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Assessor's Parcel No: 232040006012000