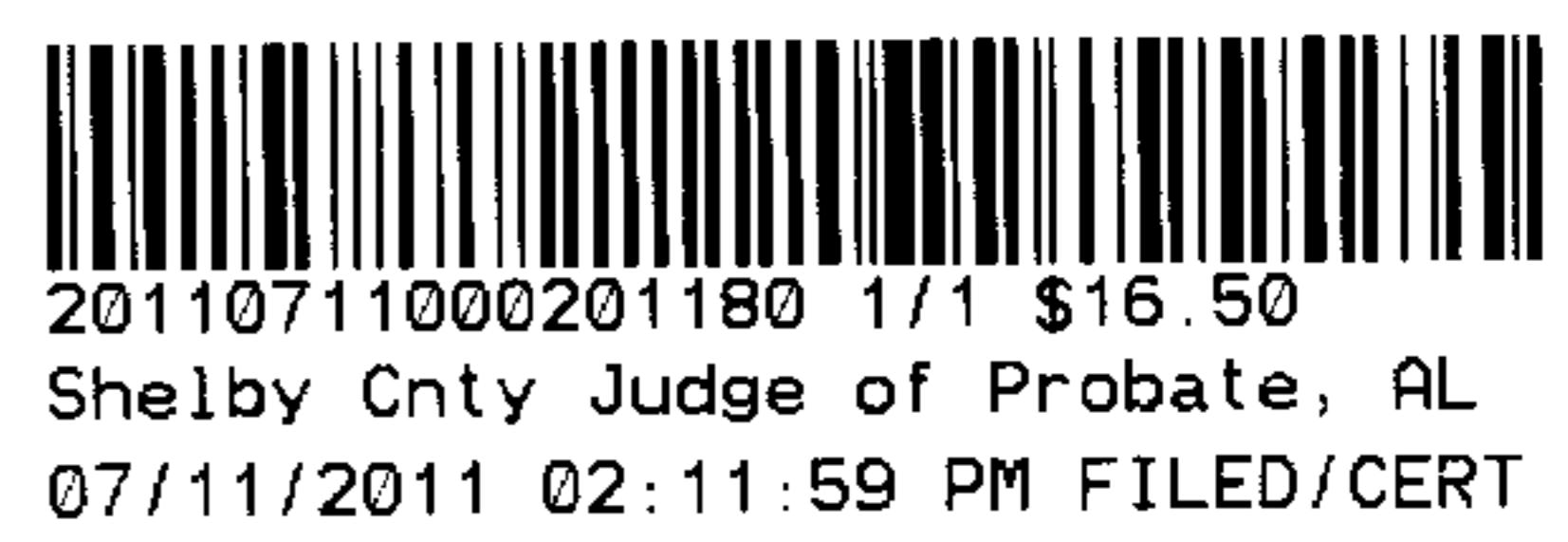


THIS INSTRUMENT PREPARED BY:
Law Offices of Jeff W. Parmer, LLC
850 Shades Creek Parkway, Suite 210
Birmingham, Alabama 35209

GRANTEE'S ADDRESS:
Nishant KC
112 Bell Circle
Birmingham, AL 35209

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

GENERAL WARRANTY DEED



KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of One Hundred Sixty Six Thousand Five Hundred and 00/100 (\$166,500.00) DOLLARS, and other good and valuable consideration, this day in hand paid to the undersigned GRANTORS, **Patricia Busenlehner McCain and husband Kevin McCain**, (hereinafter referred to as GRANTORS), the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEE, **Nishant KC** hereinafter referred to as GRANTEE), her heirs and assigns, the following described Real Estate, lying and being in the County of Shelby, State of Alabama, to-wit:

Lot 372, according to the Survey of Weatherly, Belvedere, Sector 23, as recorded in Map Book 21, page 16, in the Office of the Judge of Probate of Shelby County, Alabama.

Patricia Busenlehner McCain is one and the same person as Patricia M. Busenlehner

Subject to existing easements, current taxes, restrictions, set-back lines and rights of way, if any, of record.

\$162,278.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEE, her heirs and assigns forever.

AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEE, and with GRANTEE'S heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' heirs, executors and administrators shall, warrant and defend the same to said GRANTEE, and GRANTEE'S heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seal this the 28th day of June, 2011.

Shelby County, AL 07/11/2011
State of Alabama
Deed Tax:\$4.50

Patricia Busenlehner McCain

Kevin McCain

STATE OF Alabama)
COUNTY OF Jefferson)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that, Patricia Busenlehner McCain and Kevin McCain whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me on this day that, being informed of the contents of the Instrument signed their names voluntarily on the day the same bears date.

Given under my hand and seal this 28th day of June, 2011

NOTARY PUBLIC Jeff W. Parmer
My Commission Expires: 9/22/12