

This instrument was prepared by:
Mike T. Atchison
P O Box 822
Columbiana, AL 35051

Send Tax Notice to:
Howard Cannon
205 Woodbridge Trail
Chelsea, AL 35043

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS, That in consideration of THREE HUNDRED SEVENTY-FIVE THOUSAND AND NO/100 (\$375,000.00), and other good and valuable considerations to the undersigned grantor, in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Michael J. Anderson***, grant, bargain, sell and convey unto Howard Cannon and Ronda L. Cannon, as joint tenants with remainder to the following described real estate, situated in: SHELBY County, Alabama, to-wit: survivor
*an unmarried man,

Lot 94, according to the survey of Cameron Woods, 2nd addition, as recorded in Map Book 30, Page 20, in the Probate Office of Shelby County, Alabama

Subject to taxes for 20 11 and subsequent years, easements, restrictions, rights of way and permits of record.

(\$ 337,500.00) of the aforementioned was paid by first mortgage filed simultaneously herewith.

(\$) of the aforementioned was paid by second mortgage filed simultaneously herewith.


TO HAVE AND TO HOLD to the said grantee, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, and I am (we are) lawfully seized in fee simple of said premises, that they are free from all encumbrances unless otherwise noted above, that I (we) have a good right to sell and convey the same as aforesaid, that I (we) will, and my (our) heirs, executors and administrators shall, warrant and defend the same to the said Grantees, heirs, executors and assigns forever, against the lawful claims of all persons.



20110715000207570 1/3 \$19.00
Shelby Cnty Judge of Probate, AL
07/15/2011 03:31:03 PM FILED/CERT

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 15th day of November,
20 10.

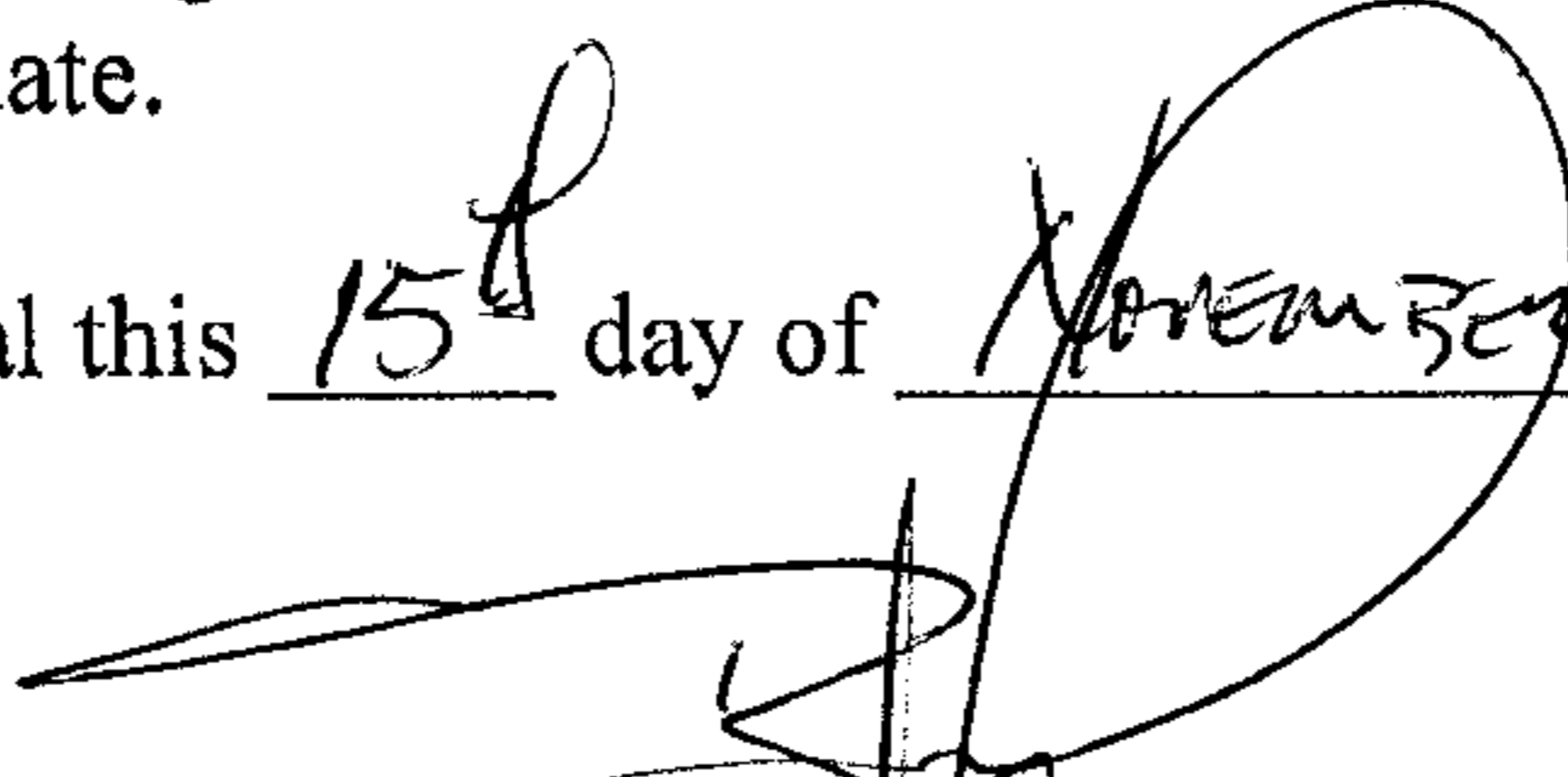


Michael J. Anderson

STATE OF Alabama
COUNTY OF Shelby

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Michael J. Anderson, 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 day the same bears date.

Given under my hand and official seal this 15th day of November, 2010



Notary Public

My Commission Expires: 1/24/2012



20110715000207570 2/3 \$19.00
Shelby Cnty Judge of Probate, AL
07/15/2011 03:31:03 PM FILED/CERT

EXHIBIT "A"

-----LEGAL DESCRIPTION-----

Lot 94, according to the survey of Cameron Woods, 2nd Addition, as recorded in Map Book 30, Page 20, in the Probate Office of Shelby County, Alabama.

