

This deed prepared by:

Sparks Law Firm, LLC
2635 Valleydale Road, Suite 200
Birmingham, AL 35244
Direct: 205-215-8433

Grantees Address:

Kevin Bube and Amy Bube
2776 Berkeley Drive
Birmingham, Alabama 35242

STATE OF ALABAMA
COUNTY OF SHELBY

WARRANTY DEED
WITH RIGHT OF SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of FOUR HUNDRED TWENTY FOUR THOUSAND AND NO/100ths (\$424,000.00) Dollars, and other good and valuable consideration paid to the undersigned **RICHARD T. SHIREY and ROSEMARY SHIREY, husband and wife**, (herein referred to as "Grantors"), in hand paid by **KEVIN H. BUBE and AMY N. BUBE, husband and wife**, (herein referred to as "Grantees"), the receipt of which is hereby acknowledged, the said Grantors do by these presents grant, bargain, sell and convey unto the said Grantees, during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, all the Grantors' interest in the following-described real estate situated in, **SHELBY COUNTY, ALABAMA**, to-wit:

Lot 8, Block 9, according to the Amended Map, First Addition to Woodford, as recorded in Map Book 10, Page 86, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Easements, encroachments, building set back lines, right-of-ways as shown of record by recorded plat or other recorded instrument, including any amendments thereto.
2. General and special taxes or assessments for 2011 and subsequent years not yet due and payable.
3. Mineral and mining rights not owned by grantor.
4. Any applicable zoning ordinances.
5. All matters, facts, easements, restrictions, assessments, covenants, agreements and all other terms and provisions in Map Book 10, Page 86.
6. Building set back lines and easements as shown by record plat.
7. Reservation of mineral and mining rights in the instrument recorded in Deed Book 48, Page 427 and Deed Book 64, Page 267, together with the appurtenant rights to use the surface.
8. Covenants, conditions, and restrictions as set forth in Instrument Document recorded in Real Book 92, Page 175.
9. Agreement with Alabama Power Company as recorded in Real 92, Page 190 and Real 106, Page 522
10. Right of Way to Alabama Power Company as recorded in Deed Book 310, Page 978, and Deed Book 307, Page 423.
11. Agreement to Alabama Power Company for underground distribution as recorded in Real 307, Page 423.
12. Restrictions, Public Utility Easements, and setback lines as shown on recorded map.

TO HAVE AND TO HOLD unto the said Grantees for and during their joint lives as joint tenants and upon the death of either of them, then to the survivorship of them in fee simple, and to Grantees' heirs and assigns of such survivor forever.

GRANTORS do for Grantors' and Grantors' heirs and assigns forever hereby covenant with GRANTEEES that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a



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Shelby Cnty Judge of Probate, AL
08/04/2011 08:23:08 AM FILED/CERT

good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seal on this 157 day of ^{August} 2011.

Richard T. Shirey
Richard T. Shirey

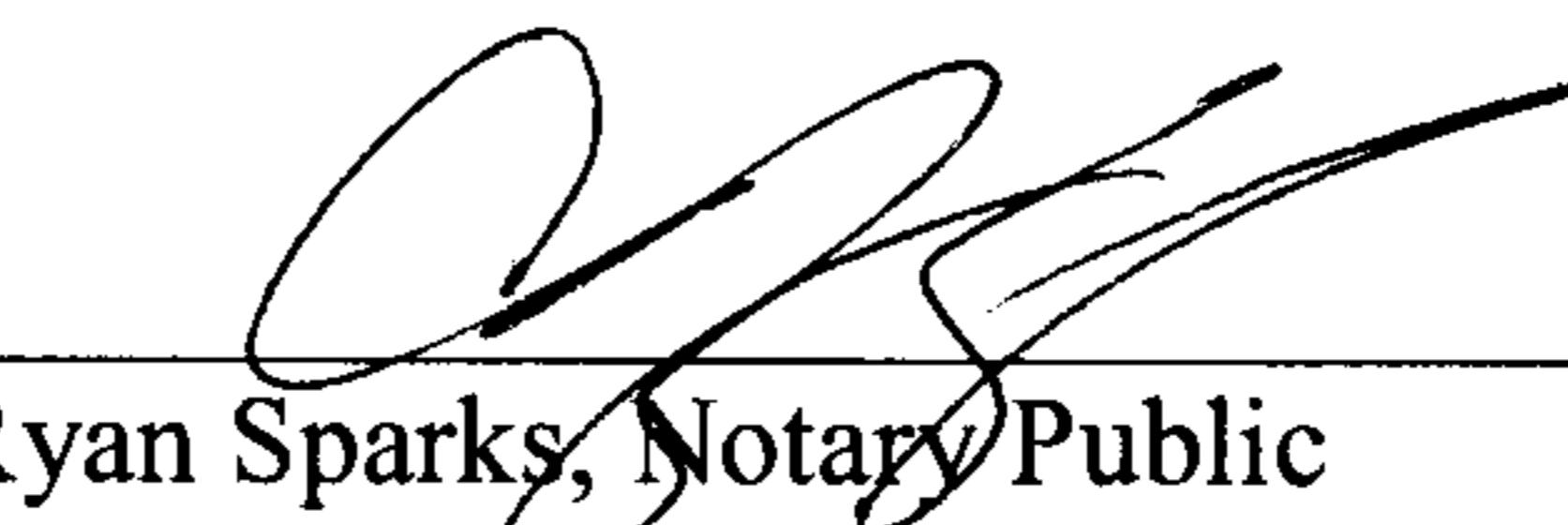
Rosemary Shirey
Rosemary Shirey

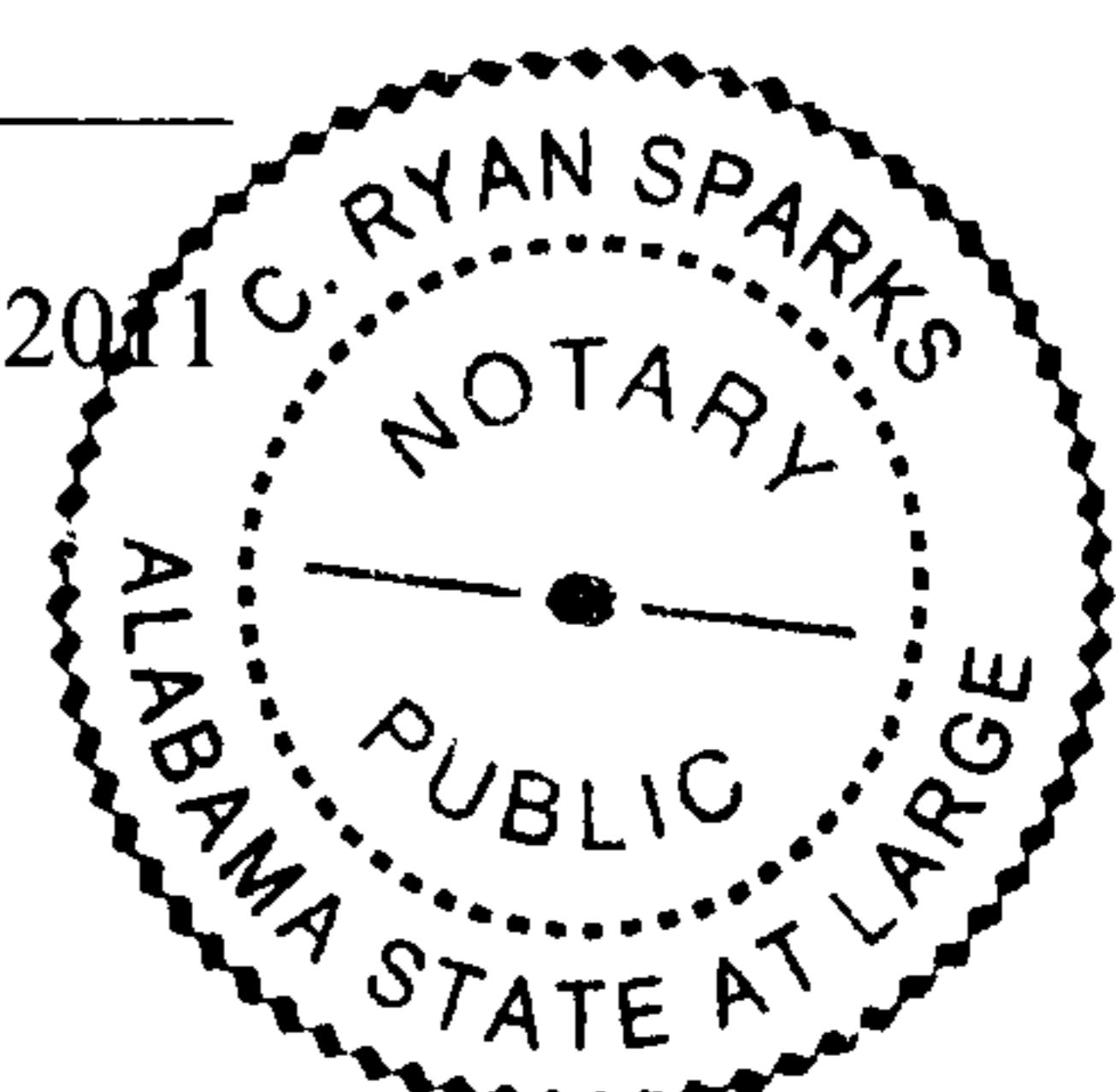
STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public, hereby certify that Richard T. Shirey, whose name is signed to the foregoing instrument or conveyance, and who is known to me, and with full authority, acknowledged before me on this day that, being informed of the contents of the conveyance, he executed the same voluntarily and with full authority on the day the same bears date.

Given under my hand this 157 day of ^{August} 2011.

(SEAL)


C. Ryan Sparks, Notary Public
My commission expires: December 18, 2011

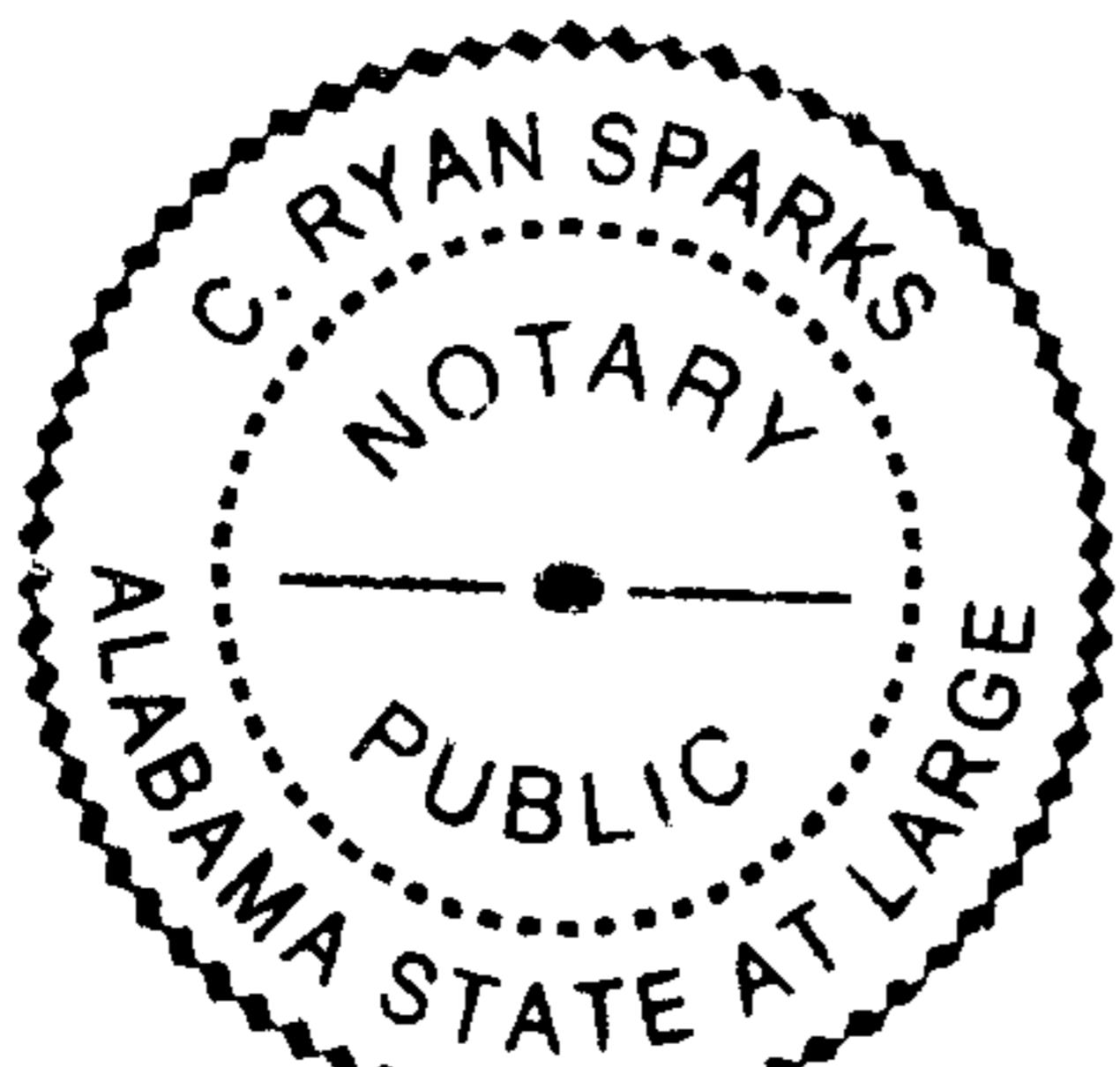


STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public, hereby certify that Rosemary Shirey, whose name is signed to the foregoing instrument or conveyance, and who is known to me, and with full authority, acknowledged before me on this day that, being informed of the contents of the conveyance, she executed the same voluntarily and with full authority on the day the same bears date.

Given under my hand this 1 day of ^{August} 2011.


C. Ryan Sparks, Notary Public
My commission expires: December 18, 2011



Shelby County, AL 08/04/2011
State of Alabama
Deed Tax: \$21.50