

Send tax notice to:

ALFRED S. SEWELL
321 TANGLEWOOD CIRCLE
ALABASTER, AL, 35007

This instrument prepared by:

Charles D. Stewart, Jr.
Attorney at Law
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

STATE OF ALABAMA

2011203

Shelby COUNTY

Shelby County, AL 08/09/2011
State of Alabama
Deed Tax: \$37.00

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of One Hundred Eighty-Four Thousand Five Hundred and 00/100 Dollars (\$184,500.00) in hand paid to the undersigned, ADAMS HOMES LLC, A Limited Liability Company (hereinafter referred to as "Grantor") by ALFRED S. SEWELL and JACKIE S. SEWELL (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 51, ACCORDING TO THE PLAT OF TANGLEWOOD BY THE CREEK, AS RECORDED IN MAP BOOK 35, PAGE 36, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2010 WHICH CONSTITUTES A LIEN BUT ARE NOT DUE AND PAYABLE UNTIL OCTOBER 1, 2011.
2. RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY PUBLIC RECORDS.
3. EASEMENTS, OR CLAIMS OF EASEMENTS, NOT SHOWN BY PUBLIC RECORDS.
4. ANY LIEN, OR RIGHT TO A LIEN, FOR SERVICES, LABOR OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMPOSED BY LAW AND NOT SHOWN BY PUBLIC RECORDS.
5. ANY ADVERSE CLAIM TO ANY PORTION OF SAID LAND WHICH HAS BEEN CREATED BY ARTIFICIAL MEANS OR HAS ACCRETED TO ANY SUCH PORTION SO CREATED AND RIPARIAN RIGHTS, IF ANY.
6. ANY PRIOR RESERVATION OR CONVEYANCE, TOGETHER WITH RELEASE OF DAMAGES OF MINERALS OF EVERY KIND AND CHARACTER, INCLUDING, BUT NOT LIMITED TO AS, OIL, SAND AND GRAVEL IN, ON AND UNDER SUBJECT PROPERTY.
7. BUILDING SETBACK LINE RESERVED OF 30 FEET FROM TANGLEWOOD CIRCLE AND 30 FEET FROM REAR AS SHOWN BY PLAT.
8. UTILITY EASEMENTS AS SHOWN BY RECORDED PLAT, INCLUDING 5 FEET FROM TANGLEWOOD CIRCLE WITHIN BUILDING SETBACK LINE AND 7.5 FEET FROM REAR.
9. RESTRICTIONS, COVENANTS AND CONDITIONS AS SET OUT IN INSTRUMENT #20051010000527770 IN PROBATE OFFICE.
10. RESTRICTIONS, LIMITATIONS AND CONDITIONS AS SET OUT IN MAP BOOK 35, PAGE 36, IN SAID PROBATE OFFICE.
11. AGREEMENT WITH ALABAMA POWER COMPANY AS TO UNDERGROUND CABLES RECORDED IN INST. #20040910000504220 AND INST. #20040910000506140 IN PROBATE OFFICE.

\$147,600.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the said Grantee(s) as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

IN WITNESS WHEREOF, the said Grantor, ADAMS HOMES LLC, by WAYNE L. ADAMS, its, MANAGING MEMBER who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 13th day of June, 2011.

ADAMS HOMES LLC

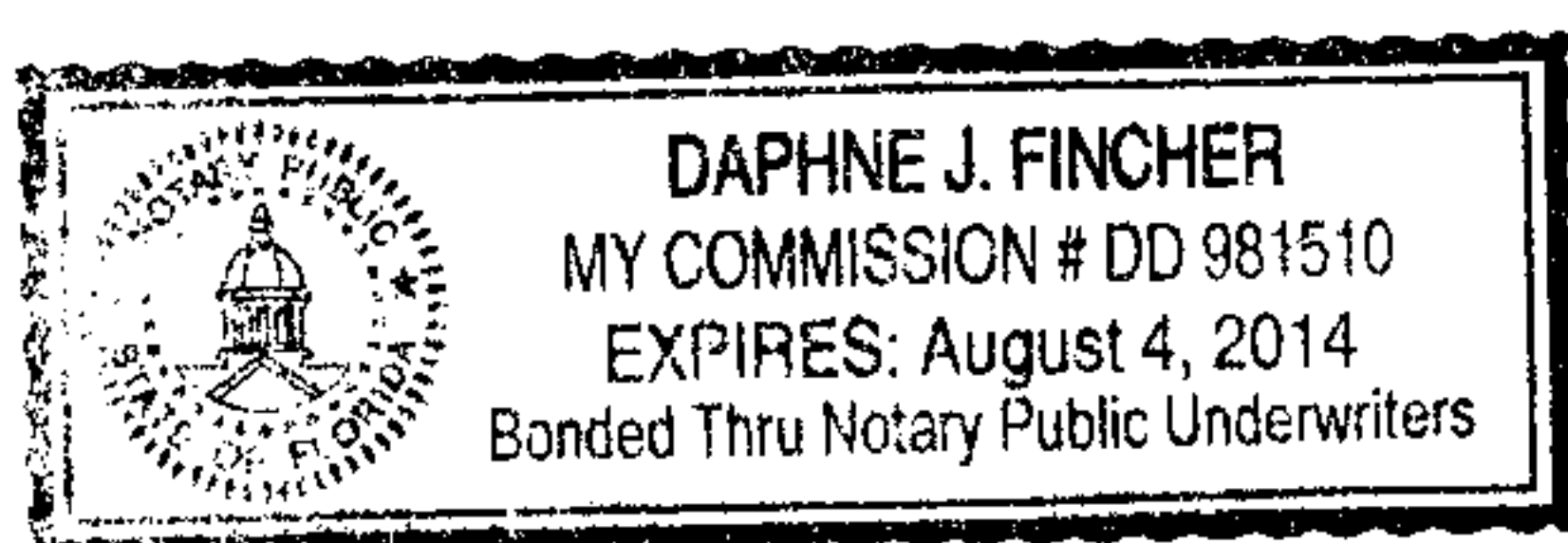

BY: WAYNE L. ADAMS

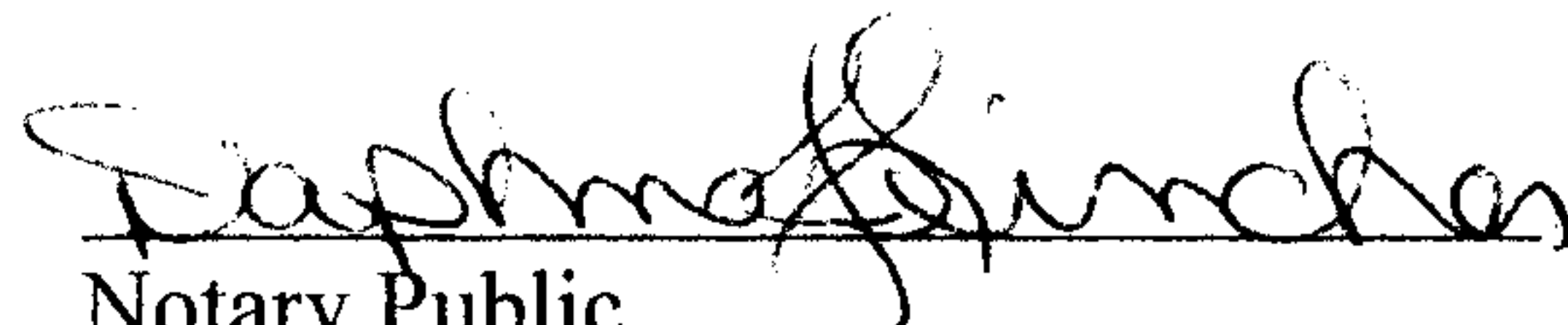
ITS: MANAGING MEMBER

STATE OF FLORIDA
COUNTY OF ESCAMBIA

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that WAYNE L. ADAMS, whose name as MANAGING MEMBER of ADAMS HOMES LLC, is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal this the 13th day of June, 2011.




Notary Public
Print Name: Daphne J. Fincher
Commission Expires: 8/4/14