

20110902000260110 1/2 \$56.50
Shelby Cnty Judge of Probate, AL
09/02/2011 11:00:13 AM FILED/CERT

Shelby County, AL 09/02/2011
State of Alabama
Deed Tax: \$41.50

This document prepared by:
Davidson Law Firm, P.C.
C. Brian Davidson
Post Office Box 267
Helena, Alabama 35080

Send tax notice to:
Old Town Property, LLC
1436 Navajo Trail
Alabaster, Alabama 35007

Assessed Value: \$41,280.00

WARRANTY DEED

STATE OF ALABAMA)
SHELBY COUNTY) **KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of One Hundred dollars (\$100.00) to the undersigned grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, we, **ELLIOT E. WARD and NORMA J. WARD** (herein referred to as Grantors), grant, bargain, sell and convey unto **OLD TOWN PROPERTY, LLC** (hereinafter referred to as Grantee) the following described real estate, situated in Shelby County, Alabama, to wit:

Lots No. 2 and 3 in Block No. 2 according to Joseph Squire's Map of Helena, Alabama. Situated in Helena, Shelby County, Alabama. Mineral and mining rights excepted. (Said Map being recorded in the Probate Office of Shelby County, Alabama, in Map Book 3, page 121.

Subject to easements, restrictions and rights-of-way of record and current year ad valorem taxes.

TO HAVE AND TO HOLD to the said Grantee and their assigns forever.

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

IN WITNESS WHEREOF I have hereunto set my hand and seal this the 16th day of August, 2011.

Elliot E. Ward Grantor.
Elliot E. Ward

Norma J. Ward Grantor.
Norma J. Ward

STATE OF ALABAMA)
SHELBY COUNTY)

Before me, the undersigned authority, a Notary Public in and for said county and state, personally appeared Elliot E. Ward and Norma J. Ward, who are made known to me and, who, upon oath, deposes and says that the foregoing is true and correct.

Given under my hand and seal this 16th day of August, 2011.

Jennifer L. Nickell
NOTARY PUBLIC commission expires 2/23/2015

Bobby DeBerry, Witness

Dawn DeBerry, Witness

STATE OF ALABAMA)
SHELBY COUNTY)

I, Jennifer Nickell, hereby certify that Bobby DeBerry and Dawn DeBerry, subscribing witnesses to the foregoing conveyance, known to me, appeared before me on this day, and being sworn, stated that **Elliot E. Ward and Norma J. Ward**, the grantors, voluntarily executed the same in their presence, and in the presence of the other subscribing witness, on the day the same bears dates; that he attested the same in the presence of the grantors, and of the other witness, and that such other witness subscribed his name as a witness in his presence.

Given under my hand and seal this 16th day of August, 2011.

Jennifer L. Nickell
NOTARY PUBLIC commission expires 2/23/2015


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