

20110907000264180 1/2 \$20.50
Shelby Cnty Judge of Probate, AL
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This document prepared by:
Law Office of John A. Gant, P.C.
200 Office Park Drive, Suite 210
Birmingham, AL 35223

Send tax notice to:
Mark & Christiana Sly
277 Woodbury Drive
Sterrett, AL 35147

Shelby County, AL 09/07/2011
State of Alabama
Deed Tax: \$5.50

GENERAL WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL PERSONS BY THESE PRESENTS:

That in consideration of Two Hundred Ten Thousand and 00/100 Dollars (\$210,000.00) to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, I, MICHAEL C. HATHORNE, a married person, (herein referred to as GRANTOR), do grant, bargain, sell and convey unto MARK A. SLY and CHRISTIANA H. SLY, as joint tenants with rights of survivorship, (herein referred to as GRANTEES), the following described real estate situated in Shelby County, Alabama:

Lot 224, according to the Survey of Forest Parks 2nd Sector, as recorded in Map Book 22, page 71, in the Probate Office of Shelby County, Alabama.

Two Hundred Four Thousand Six Hundred Seventy Six and 00/100 Dollars (\$204,676.00) of the consideration is from a purchase money first mortgage filed simultaneously with this deed.

The subject property does not constitute the homestead of the spouse of Grantor Michael C. Hathorne.

Subject to all matters of public record including, but not limited to, easements, restrictions, covenants, and/or rights of way. Also subject to any and all matters visible by a survey. Title to mineral and mining rights is not warranted herein.

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

Dated this the 19th day of August, 2011.



MICHAEL C. HATHORNE

STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, JOHN A. GANT, a Notary Public in and for said County, in said State, hereby certify that MICHAEL C. HATHORNE, 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 the 19th day of August, 2011.



NOTARY PUBLIC: JOHN A. GANT
My commission expires: 10/20/2013