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(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This instrument was prepared by:

SEND TAX NOTICE TO:

R. Shan Paden  
PADEN & PADEN, PC  
1813 3<sup>RD</sup> AVENUE N. STE 200  
BESSEMER, ALABAMA 35020

EDDIE LUMPKIN  
100 METRO PARKWAY  
PELHAM, ALABAMA 35124

STATE OF ALABAMA

COUNTY OF SHELBY

**WARRANTY DEED**

**Know All Men by These Presents:** That in consideration of **ONE HUNDRED SIXTY THOUSAND AND 00/100 (\$160,000.00) DOLLARS** to the undersigned grantor or grantors in hand paid by the GRANTEE herein, the receipt of which is acknowledged, I, **RITA CHATTOPADHYAY**, an unmarried woman, (herein referred to as GRANTOR) do grant, bargain, sell and convey unto **EDDIE LUMPKIN**, (herein referred to as GRANTEE, whether one or more) the following described real estate, situated in **Shelby County, Alabama**, to-wit:

**Lot 61, according to the Survey of Quail Run as recorded in Map Book 7, page 22, in the Probate office of Shelby County, Alabama.**

**SUBJECT TO:**

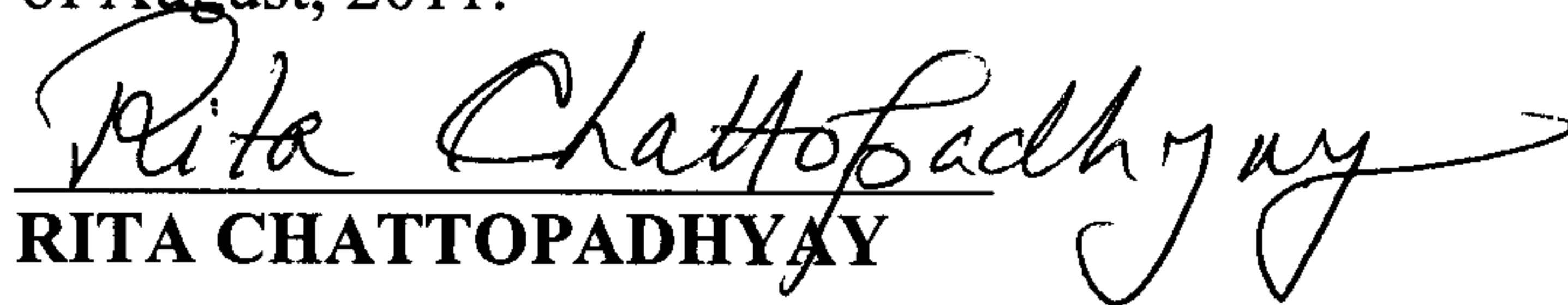
1. **TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2010 WHICH CONSTITUTES A LIEN, BUT ARE NOT DUE AND PAYABLE UNTIL OCTOBER 1, 2011.**
2. **EASEMENTS AND BUILDING LINES AS SHOWN ON RECORDED MAP(S), INCLUDING BUT NOT LIMITED TO ANY NOTES, CONDITIONS, AND RESTRICTIONS.**
3. **TITLE TO ALL MINERALS WITHIN AND UNDERLYING THE PROPERTY, TOGETHER WITH ALL MINING RIGHTS AND OTHER RIGHTS, PRIVILEGES, IMMUNITIES AND RELEASE OF DAMAGES RELATING THERETO, AS RECORDED IN DEED BOOK 295, PAGE 365, AND ANY DAMAGES RELATING TO THE EXERCISE OF SUCH RIGHTS OR THE EXTRACTION OF SUCH MINERALS.**
4. **RIGHT OF WAY GRANTED TO ALABAMA POWER COMPANY BY INSTRUMENT(S) RECORDED IN REAL VOLUME 310, PAGE 582; DEED BOOK 101, PAGE 523 AND DEED BOOK 216, PAGE 103.**
5. **RESTRICTIONS APPEARING OF RECORD IN MISC. VOLUME 22, PAGE 638, BUT DELETING ANY RESTRICTIONS BASED ON RACE, COLOR, CREED OR NATIONAL ORIGIN.**
6. **TERMS, AGREEMENTS AND RIGHT OF WAY TO ALABAMA POWER COMPANY AS RECORDED IN MISC. VOLUME 22, PAGE 834.**

**TO HAVE AND TO HOLD** Unto the said GRANTEE, his heirs and assigns, forever.

And I do for myself and for my heirs, executors, and administrators covenant with the said GRANTEE, his heirs 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, his heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, **RITA CHATTOPADHYAY**, have hereunto set her signature and seal, this the 31st day of August, 2011.

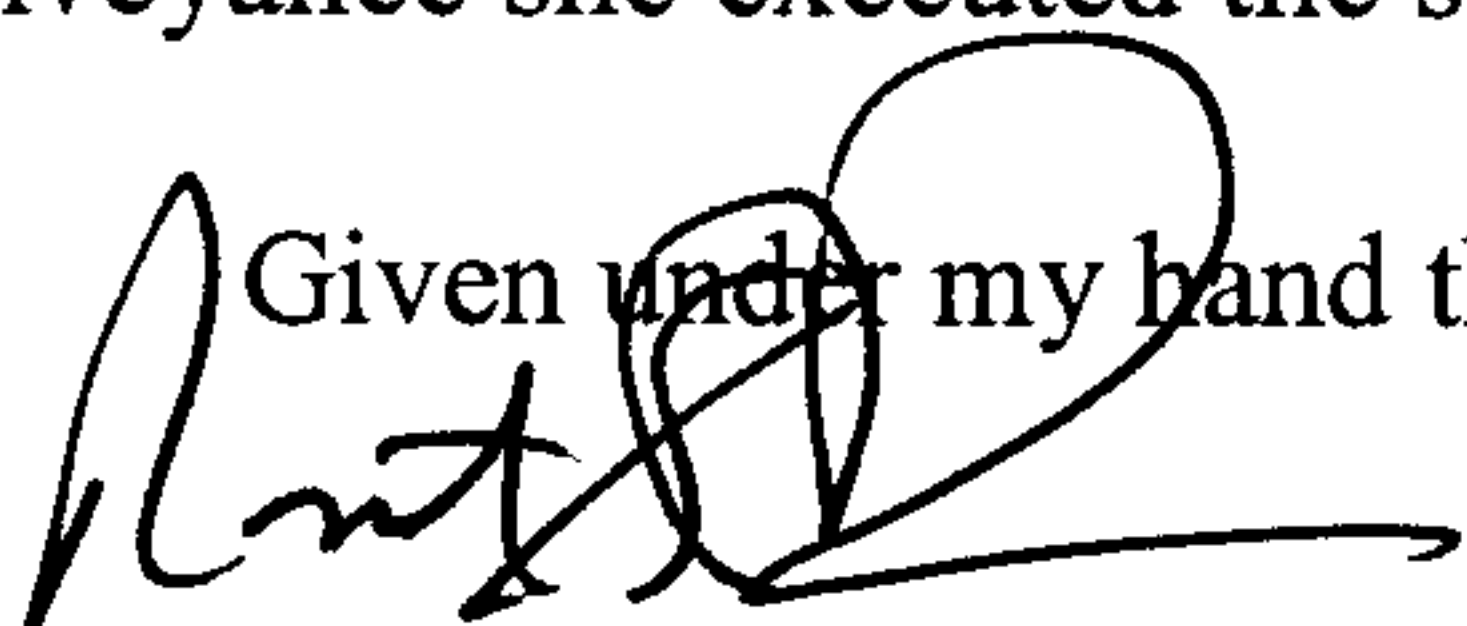
  
**RITA CHATTOPADHYAY**

**STATE OF ALABAMA**

**COUNTY OF JEFFERSON**

**ACKNOWLEDGEMENT**

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that **RITA CHATTOPADHYAY**, 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 she executed the same voluntarily on the day the same bears date.



Notary Public

My commission expires: 7.13.14

