


This instrument was prepared by:  
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P. O. Box 587  
Columbiana, AL 35051

  
20110909000268020 1/1 \$13.00  
Shelby Cnty Judge of Probate, AL  
09/09/2011 02:41:57 PM FILED/CERT

## WARRANTY DEED

STATE OF ALABAMA  
SHELBY COUNTY

### KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Thousand and no/100 Dollars (\$10,000.00) to the undersigned Grantor, in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, **Gary Champion**, a married man (herein referred to as Grantor), grant, bargain, sell, and convey unto the **City of Calera, Alabama**, an Alabama municipal corporation (herein referred to as Grantee), the following described real estate, situated in Shelby County, Alabama, to-wit:


Lots 23 and 24 in Block #2 according to Map and Survey of Dunwar Estates as recorded in the Probate Office of Shelby County, Alabama in Map Book 3, page 154, situated in Shelby County, Alabama.

The above described property constitutes no part of the homestead of Grantor or Grantor's spouse.

**TO HAVE AND TO HOLD** to the said Grantee, its successors and assigns, forever.

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

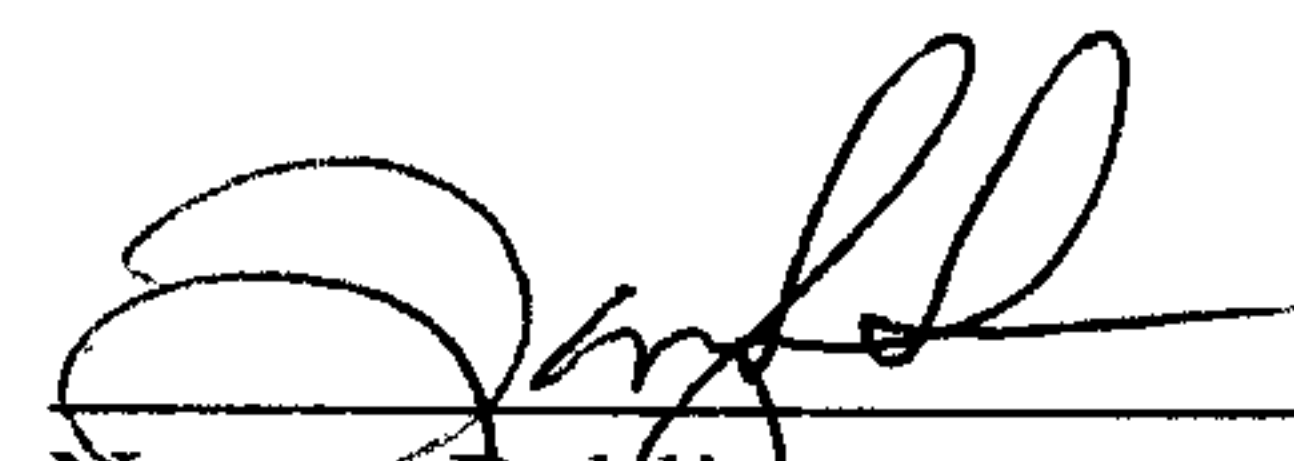
IN WITNESS WHEREOF, I have hereunto set my hand and seal this 6 day of June, 2011.

 (SEAL)  
**Gary Champion**

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Gary Champion**, a married man, 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 6<sup>th</sup> day of June, 2011.

  
Notary Public

TAMMY SMITH  
Notary Public, State of Alabama  
Alabama State At Large  
My Commission Expires  
August 17, 2014