

Send tax notice to:

MICHAEL W. WILLIS  
167 LINWOOD ROAD  
STERRETT, AL, 35147

STATE OF ALABAMA  
Shelby COUNTY

This instrument prepared by:  
CHARLES D. STEWART, JR.  
Attorney at Law  
4898 Valleydale Road, Suite A-2  
Birmingham, Alabama 35242

2011335

**WARRANTY DEED**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Two Hundred Forty-Nine Thousand and 00/100 Dollars (\$249,000.00) in hand paid to the undersigned, MICHAEL CHRISTOPHER SHELL, A MARRIED MAN and FARR REGISTER SHELL, A SINGLE INDIVIDUAL (hereinafter referred to as "Grantors") by MICHAEL W. WILLIS and CINDY L. WILLIS, HUSBAND AND WIFE (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 458, ACCORDING TO THE SURVEY OF FOREST PARKS, 4TH SECTOR, 1ST PHASE, AS RECORDED IN MAP BOOK 23, PAGE 99 A&B, 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 YET DUE AND PAYABLE UNTIL OCTOBER 1, 2011.
2. RESTRICTIONS, COVENANTS AND CONDITIONS AS SET OUT IN INST. #1998-03109, IN PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
3. EASEMENT TO ALABAMA POWER COMPANY, AS SHOWN BY INSTRUMENT RECORDED IN VOLUME 236, PAGE 829 IN SAID PROBATE OFFICE.
4. EASEMENT TO ALABAMA POWER COMPANY, AS SHOWN BY INSTRUMENT RECORDED IN VOLUME 139, PAGE 127, VOLUME 133 PAGE 201, VOLUME 126, PAGE 191, VOLUME 126, PAGE 192, VOLUME 126, PAGE 323 AND VOLUME 124, PAGE 519, IN SAID PROBATE OFFICE.
5. RESTRICTIONS, LIMITATIONS AND CONDITIONS AS SET OUT IN MAP BOOK 23, PAGE 99, IN SAID PROBATE OFFICE.

\$242,687.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

THIS PROPERTY IS NOT THE HOMESTEAD OF CHRISTOPHER MICHAEL SHELL, NOR HIS SPOUSE, AS DEFIND BY THE CODE OF ALABAMA.

TO HAVE AND TO HOLD unto the Grantee, its successors and assigns forever. The Grantor does for itself, its successors and assigns, covenant with the Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; that it has a good right to sell and convey the same as aforesaid; and that it will, and its successors and assigns shall, warrant and defend the same to the Grantees, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

Shelby County, AL 10/06/2011  
State of Alabama  
Deed Tax: \$6.50

  
20111006000297110 1/2 \$21.50  
Shelby Cnty Judge of Probate, AL  
10/06/2011 08:33:09 AM FILED/CERT

IN WITNESS WHEREOF, said Grantor, has hereunto set his/her hand and seal  
this the 14th day of September, 2011.

Michael Christopher Shell  
MICHAEL CHRISTOPHER SHELL

Farr Register Shell  
FARR REGISTER SHELL

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby  
certify that MICHAEL CHRISTOPHER SHELL and FARR REGISTER SHELL, whose  
name is signed to the foregoing instrument, and who is known to me, acknowledged  
before me on this day, that, being informed of the contents of the said instrument, she  
executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 14th day of September, 2011.

