

Send tax notice to:
SUSAN T. LEGATE
1001 RIVER CREST TRAIL
HELENA, AL, 35080

This instrument prepared by:
Charles D. Stewart, Jr.
Attorney at Law
4898 Valleydale Road, Suite A-2
Birmingham, Alabama 35242

STATE OF ALABAMA

2011344

Shelby COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That is consideration of One Hundred Seventy-Three Thousand Eight Hundred Fifty and 00/100 Dollars (\$173,850.00) in hand paid to the undersigned, ADAMS HOMES LLC (hereinafter referred to as "Grantor") by SUSAN T. LEGATE (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, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 2013, ACCORDING TO THE PLAT OF OLD CAHABA PHASE V, 4TH ADDITION, AS RECORDED IN MAP BOOK 37, PAGE 136, IN THE OFFICE OF THE JUDGE OF PROBATE 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 DUE AND PAYABLE UNTIL OCTOBER 1, 2011.
2. RIGHTS OR CLAIMS OF PARTIES IN POSSESSION NOT SHOWN BY THE PUBLIC RECORDS.
3. EASEMENTS, OR CLAIMS OF EASEMENTS, NOT SHOWN BY THE PUBLIC RECORDS.
4. ANY LIEN, OR RIGHT TO A LIEN, FOR SERVICES, LABOR OR MATERIAL HERETOFORE OR HEREAFTER FURNISHED, IMKPOSED ACCRETED TO ANY SUCH PORTION SO CREATED AN RIPARIAN RIGHTS, IF ANY.\
5. ANY PRIOR RESERVATION OR CONVEYANCE TOGETHER WITH RELEASE OF DAMAGES OF MINERALS OF EVERY KIND AND CHARACTER INCOLUDING BUT NOT LIMITED TO GAS, OIL, SAND AND GRAVEL IN, ON AND UNDER SUBJECT PROPERTY.
6. BUILDING SETBACK LINE RESERVED OF 20 FEET FROM RIVER CREST TRAIL AND RIVGER CREST DRIVE AS SHOWN BY PLAT.
7. UTILITY EASEMENTS AS SHOWN BY RECORDED PLAT, INCLUDING 0 FEET ALONG SE SIDE.
8. RESTRICTIONS, COVENANTS, AND CONDITIONS AS SET OUT IN INSTRUMENT #20050916000481600 IN PROBATE OFFICE.
9. TRANSMISSION LINE PERMIT TO ALABAMA POWER COMPANY AS SHOWN BY INSTRUMENT RECORDED IN DEED BOOK 134 PAGE 85; DEED BOOK 131 PAGE 447; DEED BOOK 257, PAGE 213; REAL VOLUME 46 PAGE 69 AND DEED BOOK 230 PAGE 113, IN PROBATE OFFICE.
10. EASEMENT TO SHELBY COUNTY, AS SHOWN BY INSTRUMENT RECORDED IN DEED BOOK 155, PAGE 331; DEED BOOK 156, PAGE 425; BOOK 2, PAGE 16; DEED BOOK 156, PAGE 203 IN SAID PROBATE OFFICE.
11. RESTRICTIONS, LIMITATIONS AND CONDITIONS AS SET OUT IN MAP BOOK 37, PAGE 136, IN SAID PROBATE OFFICE.



20111011000300980 1/2 \$69.00
Shelby Cnty Judge of Probate, AL
10/11/2011 09:29:44 AM FILED/CERT

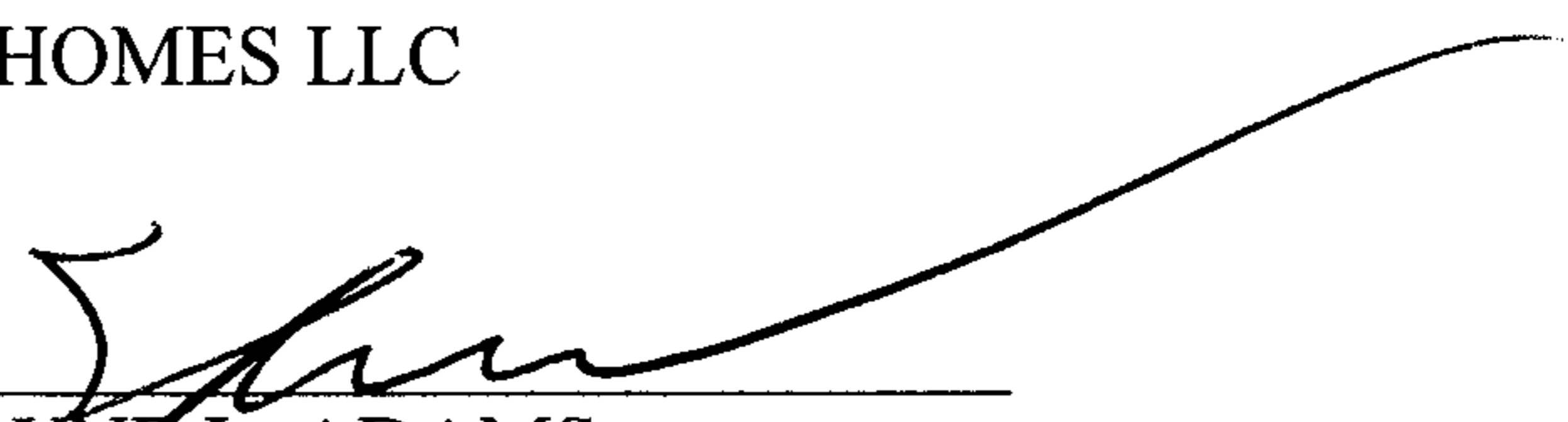
\$120,000.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, his/her heirs, executors, administrators 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 Grantee, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, ADAMS HOMES LLC, by WAYNE L. ADAMS, its MANAGING MEMBER, who is authorized to execute this conveyance, has hereunto set its signature and seal on this the 23rd day of September, 2011.

ADAMS HOMES LLC

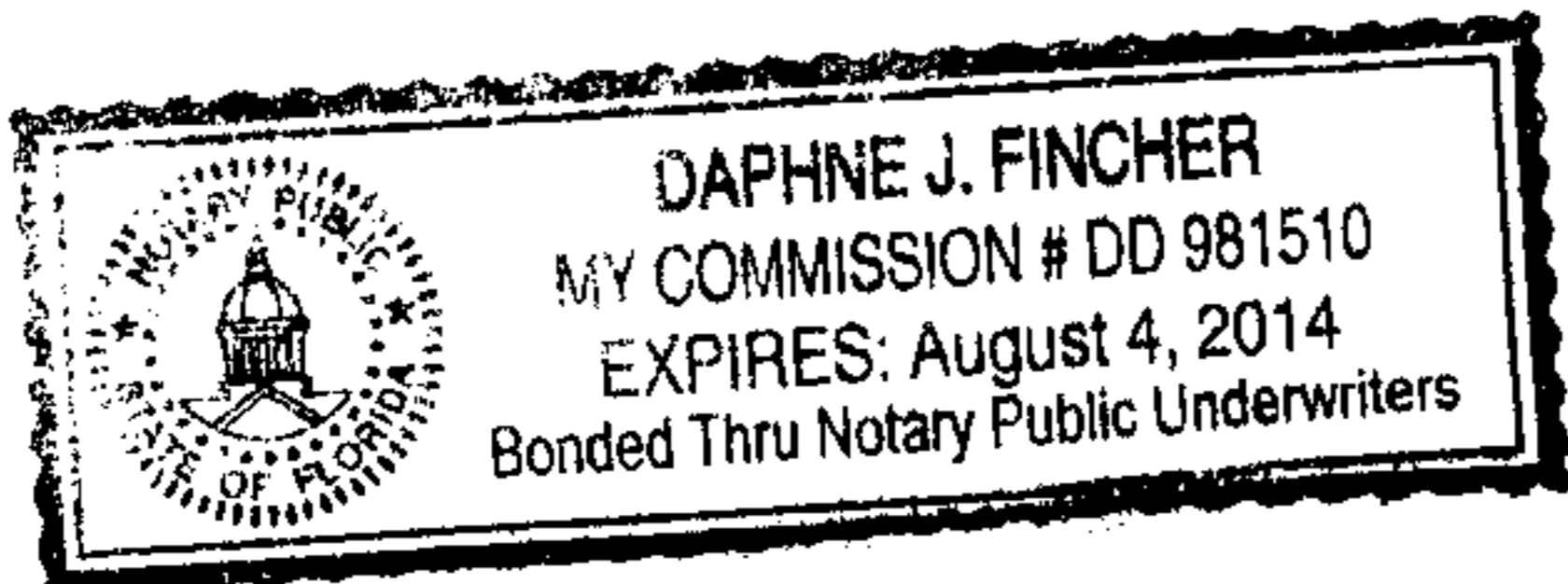

BY: WAYNE L. ADAMS
ITS: MANAGING MEMBER


STATE OF Florida

COUNTY OF Escambia

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that WAYNE L. ADAMS, whose name as MANAGING MEMBER of ADAMS HOMES LLC, is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal this the 23rd day of September, 2011.




Notary Public Daphne J. Fincher
Print Name:
Commission Expires: 8/4/14



20111011000300980 2/2 \$69.00
Shelby Cnty Judge of Probate, AL
10/11/2011 09:29:44 AM FILED/CERT

Shelby County, AL 10/11/2011
State of Alabama
Deed Tax: \$54.00