

Document Prepared By:
Shannon R. Crull, P. C.
3009 Firefighter Lane
Birmingham, Alabama 35209

Send Tax Notice To:
Gary T. Bridwell
114 Heritage Trace Parkway
Montevallo, AL 35115

WARRANTY DEED
Joint Tenants with Rights of Survivorship

STATE OF ALABAMA }
COUNTY OF SHELBY } **KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of **One Hundred Sixty-Two Thousand and no/100 Dollars (\$162,000.00)** to the undersigned grantor, **Proctor & Sons Builders, Inc.**, an Alabama Domestic Corporation, (herein referred to as grantor), in hand paid by the grantees herein, the receipt whereof is acknowledged, the said grantor does by these presents, grant, bargain, sell and convey unto

Gary T. Bridwell, Jr. And Elizabeth M. Bridwell,

(herein referred to as **Grantees**), for and during their joint lives as joint tenants with rights of survivorship and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder or right of reversion, the following described real estate, situated in **SHELBY** County, Alabama to wit:

**LOT 184, ACCORDING TO THE SURVEY OF HERITAGE TRACE,
PHASE 1, SECTOR 1, AS RECORDED IN MAP BOOK 34, PAGE 114,
IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.**


Subject to easements, set back lines, restrictions, covenants, mineral and mining rights and current taxes due.

✓
\$ 157,893.00 of the above consideration was secured by and through the purchase money mortgage closed and recorded herewith. The mortgagee is a credit union and thereby tax exempt.

TO HAVE AND HOLD to the said Grantees for and during their joint lives as joint tenants and upon the death of either of them, then to the survivorship of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

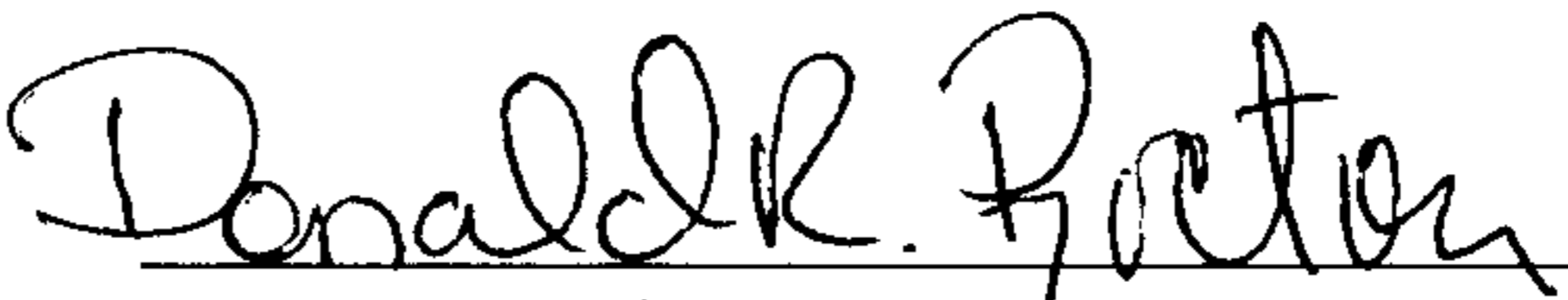
And the said grantor does itself, and for its successors and assigns, covenant with the said grantee, his, her or their heirs and assigns forever, that it is lawfully seized and possessed of said premises, that they are free from all encumbrances, that it has a good and lawful right to sell and convey the same as aforesaid; that it will, and its successors and assigns shall, warrant and defend the same unto the said grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

Shelby County, AL 11/04/2011
State of Alabama
Deed Tax: \$4.50


20111104000332620 1/2 \$19.50
Shelby Cnty Judge of Probate, AL
11/04/2011 01:47:35 PM FILED/CERT

IN WITNESS WHEREOF, the said GRANTOR, by its President, Donald R. Proctor, who is authorized to execute this conveyance, has hereto set its signature and seal, this the 3rd day of November, 2011.

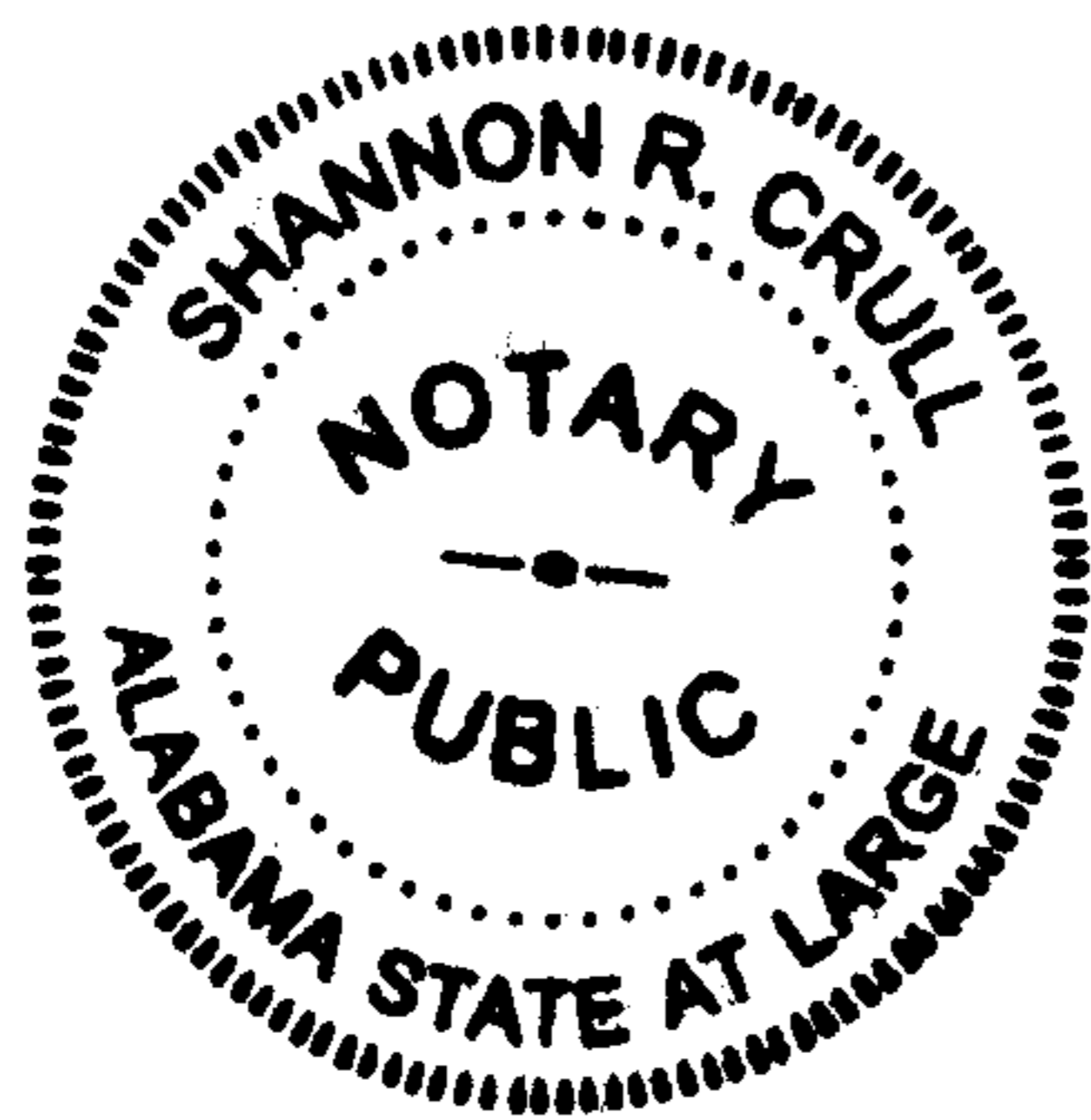
GRANTOR(S)

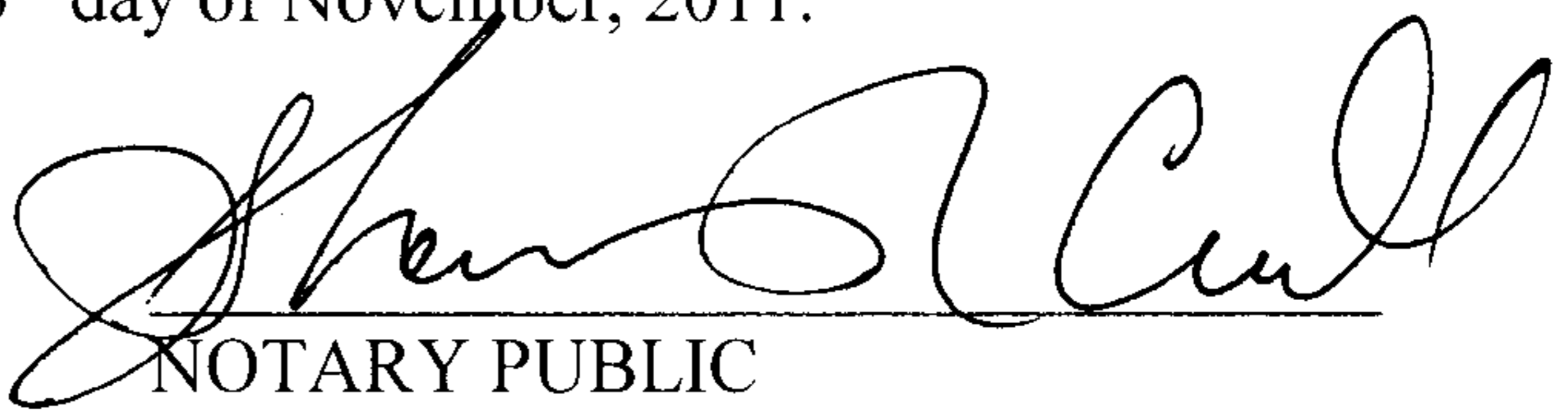
 (SEAL)
Proctor & Sons Builders, Inc.
By: Donald R. Proctor
Its: President


STATE OF ALABAMA
COUNTY OF

I, Shannon R. Crull, a Notary Public in and for said County, in said State, hereby certify that Donald R. Proctor, whose name as President of Proctor & Sons Builders, Inc. is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this date, that, being informed of the contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 3rd day of November, 2011.




NOTARY PUBLIC
My Commission Expires: 04/02/2012


20111104000332620 2/2 \$19.50
Shelby Cnty Judge of Probate, AL
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