


VALUE \$25,000.

STATE OF ALABAMA)
COUNTY OF SHELBY)

Shelby County, AL 12/01/2011
State of Alabama
Deed Tax: \$25.00


20111201000362800 1/2 \$40.00
Shelby Cnty Judge of Probate, AL
12/01/2011 12:07:19 PM FILED/CERT

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten Dollars and No/100 (\$10.00) in hand paid to **MB&C-Kinsale, LLC**, an Alabama Limited Liability Company (herein referred to as ("Grantor"), the receipt of which is hereby acknowledged, said Grantor does by these presents grant, bargain, sell and convey unto **Munger, Blalock & Company, Inc.**, an Alabama Corporation (herein referred to as "Grantee," whether one or more), in fee simple together with every contingent remainder and right of reversion, the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 12, according to the Survey of Kinsale Garden Homes, 2nd Sector, as recorded in Map Book 36, page 22, in the Probate Office of Shelby County, Alabama.

Subject to covenants, restrictions, easements, set-back lines, right of ways and conditions of record. Subject to Ad Valorem taxes yet due and payable. Subject to Mineral and Mining rights of record and all rights and privileges incident thereto. Purchaser accepts property in its "as-is" condition.

TOGETHER WITH all and singular, the rights and privileges, hereditaments and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, unto the said Grantee, Grantee's heirs, and assigns, forever.

And said Grantor does for itself, its successors and assigns, covenant with said Grantee, its successors and assigns, that it is lawfully seized in fee simple of said premises, that it is free from all encumbrances, 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 said Grantee, its successors and assigns forever against the lawful claim of all persons.

IN WITNESS WHEREOF, the said Grantor, through MB&C Inc., its Managing Member, who is authorized to execute this conveyance through its President, J Harry Blalock, hereto set his signature and seal this 18 day of November, 2011.

MB&C-Kinsale, LLC

(Corporate Seal)

By: MB&C Inc., its Managing Member, through
J Harry Blalock, its President

By: 

ACKNOWLEDGEMENT

STATE OF ALABAMA)

)

JEFFERSON COUNTY)


I, Wendy B Reed, the undersigned, a Notary Public, in and for said County in said State, hereby certify that MB&C Inc., Managing Member, by J Harry Blalock, whose name as President of MB&C Inc., 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, as such officer of the Managing Member, and with full authority, executed the same voluntarily for and as the act of the said Limited Liability Company.

Given under my hand this 18 day of November, 20 11.

Wendy B. Reed
NOTARY PUBLIC

(SEAL)

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: June 20, 2013
My Commission Expires NOTED THRU NOTARY PUBLIC UNDERWRITERS


20111201000362800 2/2 \$40.00
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THIS INSTRUMENT PREPARED BY:
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