

WARRANTY DEED

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Shelby Cnty Judge of Probate, AL
01/03/2012 12:48:04 PM FILED/CERT

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of **One Hundred Seventy-Five Thousand and 00/100 (\$175,000.00)** and other valuable considerations to the undersigned Grantor(s) in hand paid by the Grantee(s) herein, the receipt of which is hereby acknowledged, I/we **MELANIE LEIGH WATSON ANDERSON and REYNOLDS ANDERSON, WIFE AND HUSBAND** herein referred to as Grantor(s), do hereby GRANT, BARGAIN, SELL AND CONVEY unto **ALISA YVETTE PACKER**, referred to as Grantee(s), his/her/their heirs and assigns, the following described real estate, situated in Shelby County, State of Alabama, to wit:

LOT 32B, ACCORDING TO THE SURVEY OF INVERNESS COVE PHASE I, RESURVEY #2, AS RECORDED IN MAP BOOK 36, PAGE 44, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

178,762.00 OF THE ABOVE CONSIDERATION WAS PAID FROM THE PROCEEDS OF THAT MORTGAGE CLOSED SIMULTANEOUSLY HEREWITH.

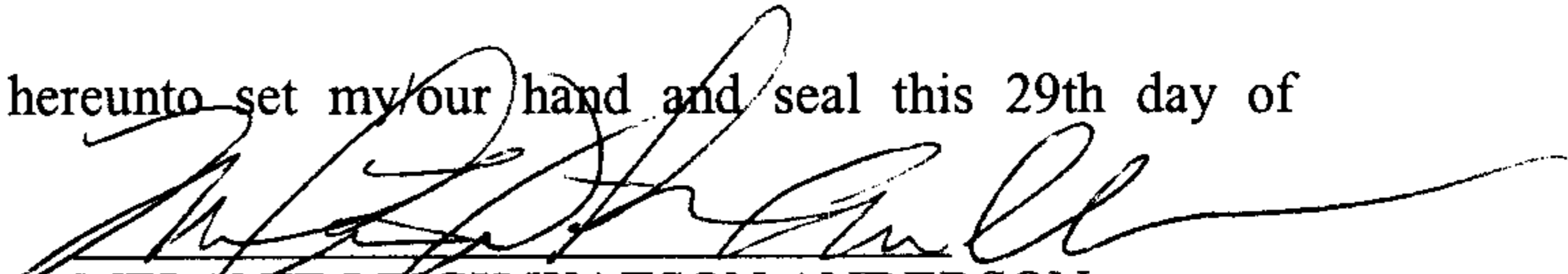
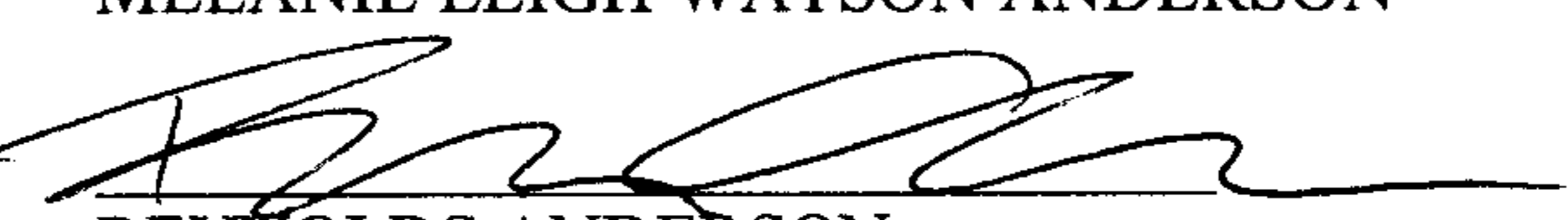
MELANIE LEIGH WATSON ANDERSON IS ONE AND THE SAME AS MELANIE LEIGH WATSON AS STATED ON TITLE.

SUBJECT TO: Easements, restrictive covenants and right of ways as shown by the public records.
Ad valorem taxes for the year 2012, are a lien, but not yet due and payable, and any subsequent years.

TO HAVE AND TO HOLD, the aforegranted premises to the said GRANTEE(S), his/her/their heirs and assigns FOREVER.

And GRANTOR(S) do covenant with the said GRANTEE(S), his/her/their heirs and assigns, that they have lawfully seized in fee simple of the aforementioned premises; that they are free from all encumbrances, except as hereinabove provided; that they have a good right to sell and convey the same to the GRANTEE(S), his/her/their heirs and assigns, and that GRANTOR(S) will WARRANT and DEFEND the premises to the said GRANTEE(S), his/her/their heirs and assigns forever, the lawful claims and demands of all persons, except as hereinabove provided.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal this 29th day of December, 2011.


MELANIE LEIGH WATSON ANDERSON

REYNOLDS ANDERSON

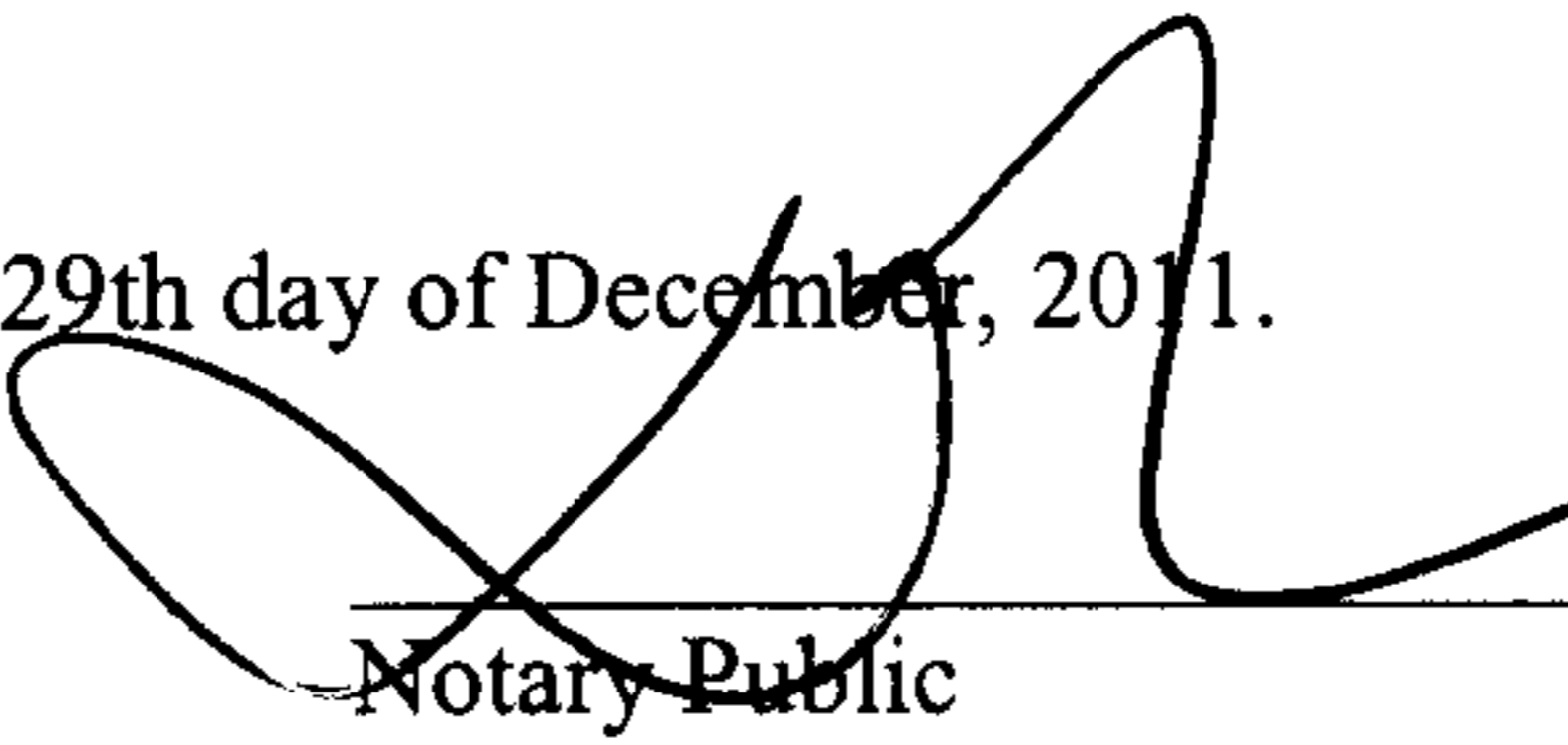
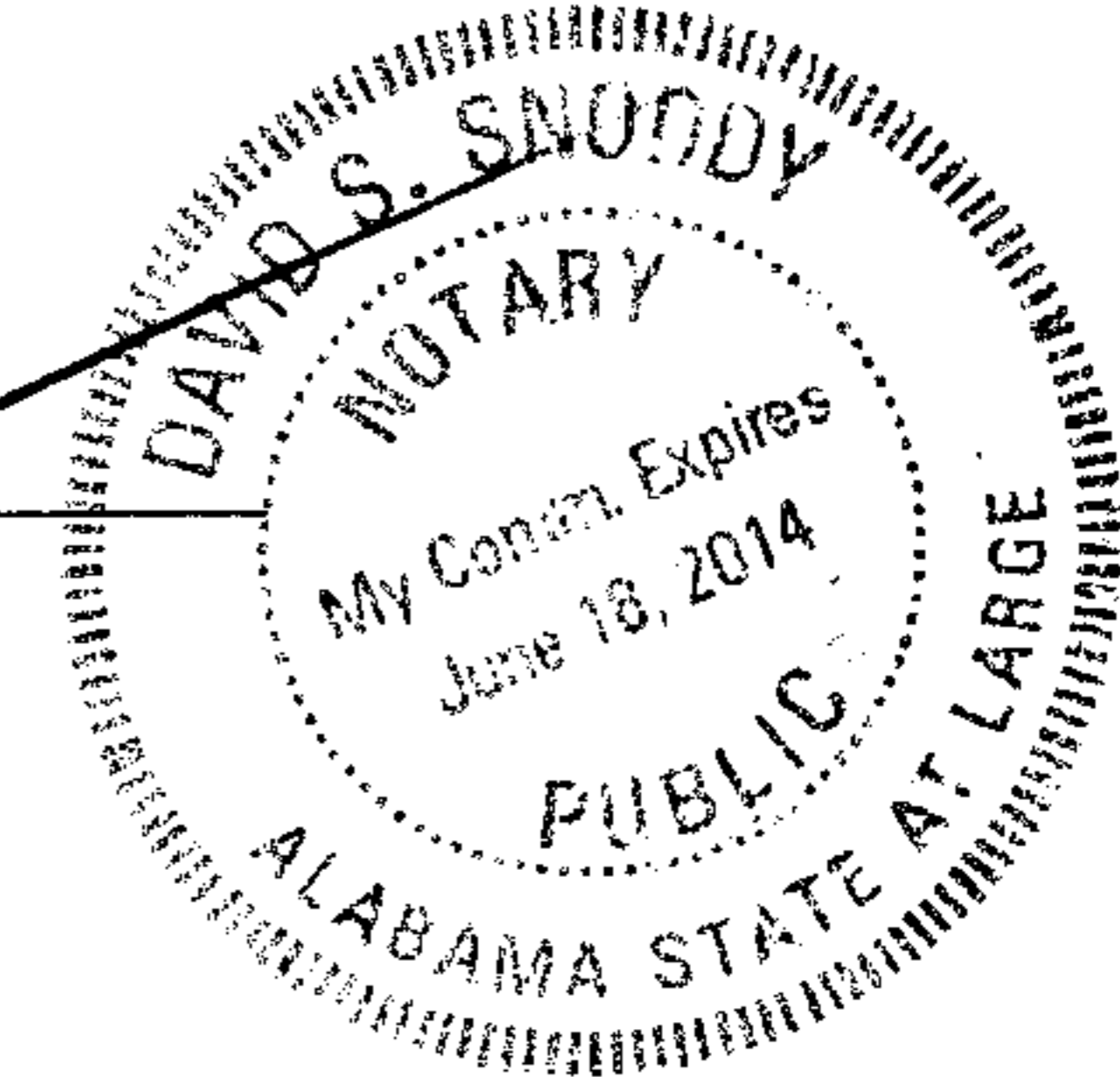
STATE OF ALABAMA

JEFFERSON COUNTY

I, the undersigned, a Notary Public in and for said County and State hereby certify that MELANIE LEIGH WATSON ANDERSON and REYNOLDS ANDERSON whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day, that being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this 29th day of December, 2011.

My Commission Exp:


Notary Public


THIS INSTRUMENT PREPARED BY:
THE SNODDY LAW FIRM, LLC
2105 DEVEREUX CIRCLE, SUITE 101
BIRMINGHAM, ALABAMA 35243

SEND TAX NOTICE TO:
ALISA YVETTE PACKER
1033 INVERNESS COVE WAY
BIRMINGHAM, AL 35242-4216