

THIS INSTRUMENT PREPARED BY:

HENRY TALIAFERRO
Attorney at Law
418 19th Street, Ensley
Birmingham, AL 35218

Send tax notice to:
Robert F. Butts
37762 Highway 25 South
Hapersville, Alabama 35078

20120106000008790 1/2 \$49.50
Shelby Cnty Judge of Probate, AL
01/06/2012 03:50:02 PM FILED/CERT

WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA }
SHELBY COUNTY }

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of THIRTY FOUR THOUSAND ONE HUNDRED & 00/100 (\$34,100.00) DOLLARS and other good and valuable consideration

to the undersigned Grantor (whether one or more), in hand paid by the Grantee herein, the receipt whereof is acknowledged, I or we,

RICHARD MADDOX, a married man

(herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto

ROBERT F. BUTTS

(herein referred to as Grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, to-wit:

SEE ATTACHED LEGAL

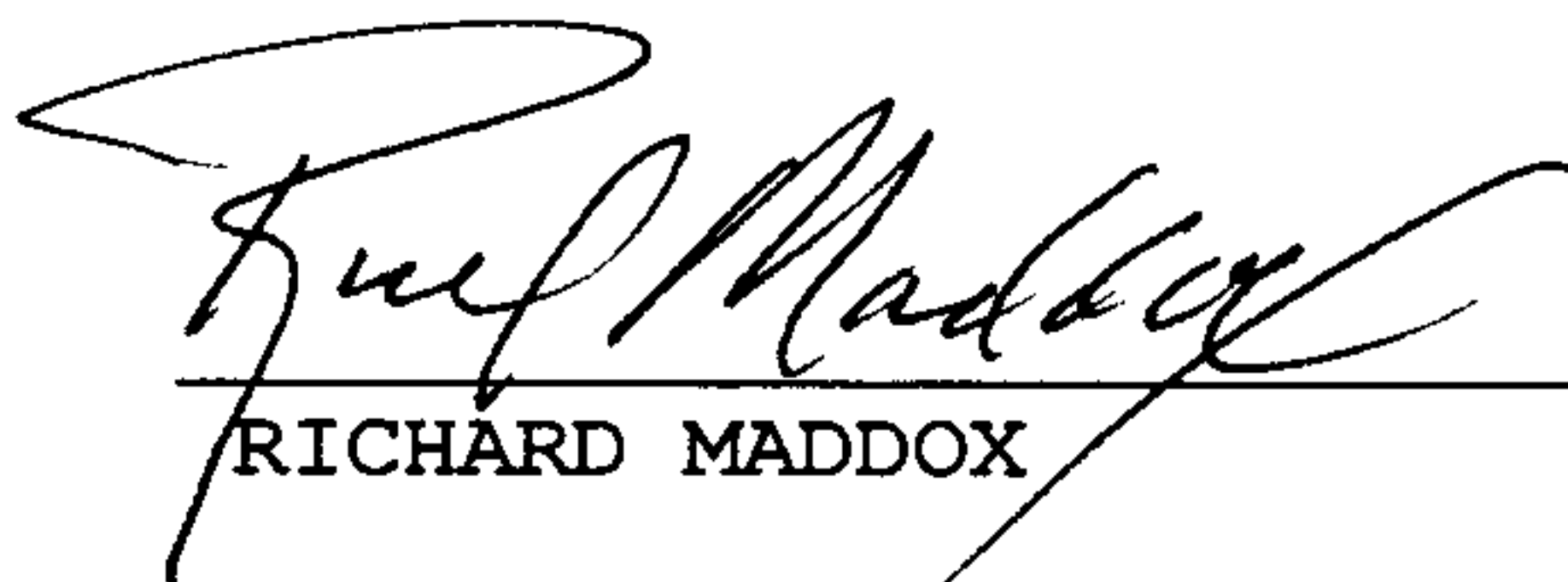
Any prior reservation or conveyance, together with release of damages, of minerals of every kind and character, including, but not limited to oil, gas, sand, limestone, and gravel in, on, and under subject property.

Property does not constitute homestead of Grantor or his spouse.

TO HAVE AND TO HOLD to the said GRANTEE(S), his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE(S), their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I (we) have a good right to sell and convey the same as aforesaid; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEE(S), their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this the 4th day of January, 2012.



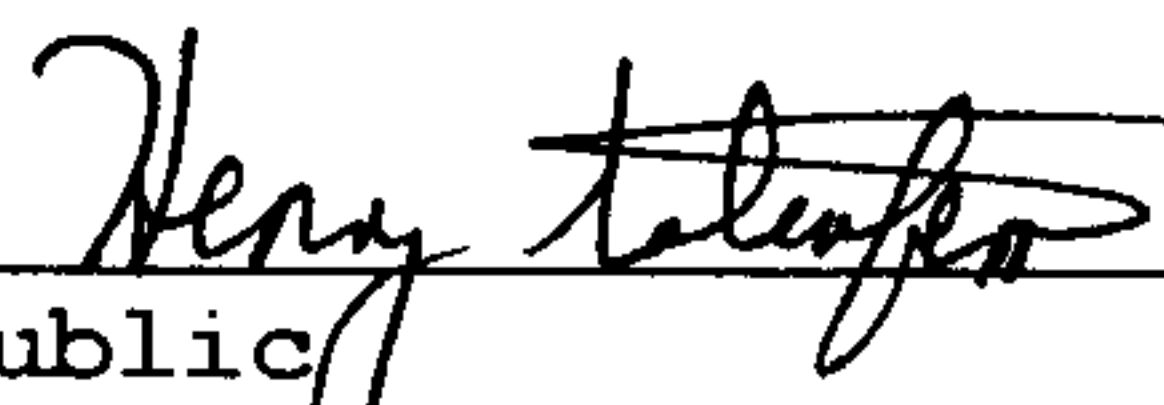
RICHARD MADDOX (Seal)

STATE OF ALABAMA }
JEFFERSON COUNTY }

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that RICHARD MADDOX, a married man, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 4th day of January, 2012.



Notary Public
My Commission Expires: 11-16-14

Legal Description

Parcel I:

Lot No. 5, of the property of Charles W. Mobley, as shown on a plat prepared by Norman D. Deloach, Ala., R.L.S. #8760, dated May 2, 1983, and recorded in Map Book 8, Page 124, in the Office of the Judge of Probate of Shelby County, Alabama.

Restrictions as shown on recorded map(s).

Right of way granted to Alabama Power Company by instruments recorded in Real Volume 148 page 964, Deed Book 154 page 421, Deed Book 154 page 422 and Deed Book 161 page 142.