

FRS File No.: 677178

Customer File No.: SF110979

WARRANTY DEED

THE STATE OF ALABAMA
COUNTY OF SHELBY

}

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Ninety-eight Thousand, Five Hundred and no/100-----(\$98,500.00) DOLLARS and other valuable considerations to the undersigned GRANTOR, in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, Tara Honer, an unmarried person, (herein referred to as GRANTOR), does hereby GRANT, BARGAIN, SELL and CONVEY unto Angela McIntire

of

(herein referred to as GRANTEE), her heirs and assigns,

the following described real estate, situated in the County of Shelby, State of Alabama, to-wit:

Lot 60, according to the Survey of Meriweather, Sector 1, as recorded in Map Book 24, page 46, in the Probate Office of Shelby County, Alabama.


This conveyance is made subject to any and all easements, restrictions and rights-of-way which appear of record and affect the above-described property.

For ad valorem tax appraisal purposes only, the address of the property is 1990 10th Avenue, Calera, AL 35040, which is the address of the Grantees.

TO HAVE AND HOLD the tract or parcel of land above described, together with improvements and appurtenances thereunto pertaining, unto the said GRANTEE, her heirs and assigns, forever.

\$ 81,709.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Shelby County, AL 02/01/2012
State of Alabama
Deed Tax:\$17.00


20120201000038830 1/2 \$32.00
Shelby Cnty Judge of Probate, AL
02/01/2012 03:20:04 PM FILED/CERT

AND GRANTOR does covenant with the said GRANTEE, her heirs and assigns, that GRANTOR is lawfully seized in fee simple of the aforementioned premises; that GRANTOR is free from all encumbrances, except as hereinabove provided; that GRANTOR has a good right to sell and convey the same to the said GRANTEE, her heirs and assigns, and that GRANTOR will warrant and defend the premises to the said GRANTEE, her heirs and assigns, forever, against the lawful claims and demands of all persons except as hereinabove provided.

IN WITNESS WHEREOF, GRANTOR has caused this instrument to be executed on this 17th day of August, 2011.

Tara Honer (Seal)
Tara Honer

THE STATE OF Alabama
COUNTY OF Jefferson }

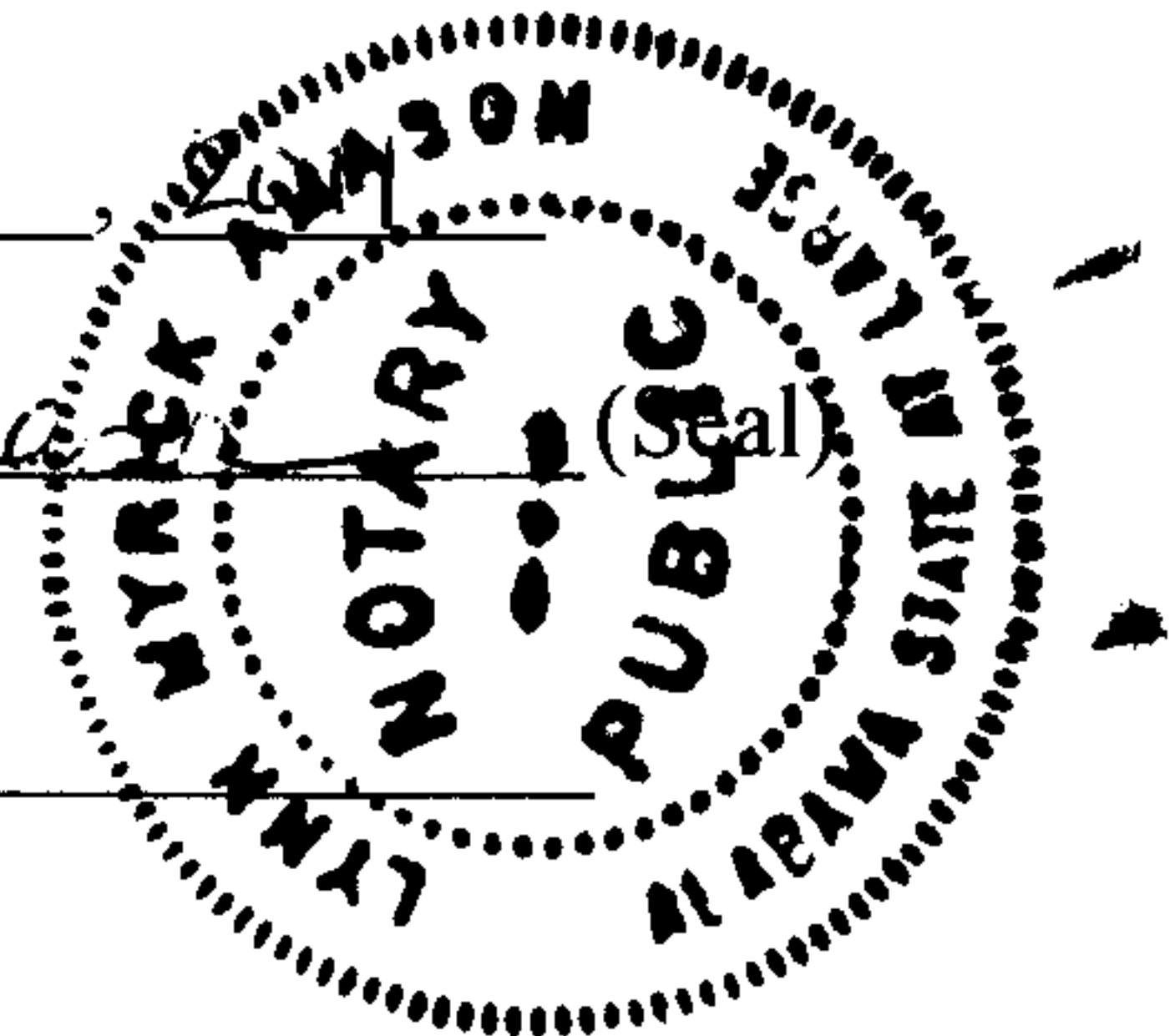
I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Tara Honer Single (fill in marital status) whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, She executed the same voluntarily on the day the same bears date.

GIVEN under my hand and seal this the 17th day of August

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 6, 2013
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Myra K. Mason
Notary Public

October 6, 2013
My Commission Expires



This document prepared by: Jason Benzinger, Account Specialist, 10125 Crosstown Circle, Suite 380, Eden Prairie, MN 55344

20120201000038830 2/2 \$32.00
Shelby Cnty Judge of Probate, AL
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