

Send tax notice to: Carol A. Jones, 35 Abbott Square, Birmingham, Al. 35242

This instrument was prepared by: Duell Hunt, LLC, 2803 Greystone Commercial Blvd,
Birmingham, Al. 35242

Shelby County, AL 03/01/2012
State of Alabama
Deed Tax: \$77.00

GENERAL WARRANTY DEED

State of Alabama
County of Shelby

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Three hundred eighty-five thousand and no/100 (\$385,000.00)**
Dollars to the undersigned grantor (whether one or more), in hand paid by the grantee herein,
the receipt whereof is acknowledged I or we

Lee Scott Peters, a married man

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

Carol A. Jones

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

Lot 11-08, Block 11, according to the Survey of Mt. Laurel-Phase II, as recorded in Map Book 30,
page 10 in the Probate Office of Shelby County, Alabama; being situated in Shelby County,
Alabama.

Subject to: All easements, restrictions and rights of way of record.

Grantor is a married person, however, the property described is not his homestead or that of his
spouse.

\$308,000 of the above mentioned purchase price was paid for from a mortgage loan which was
closed simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee, 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 Grantees, 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 Grantees,
their heirs and assigns forever, against the lawful claims of all persons.

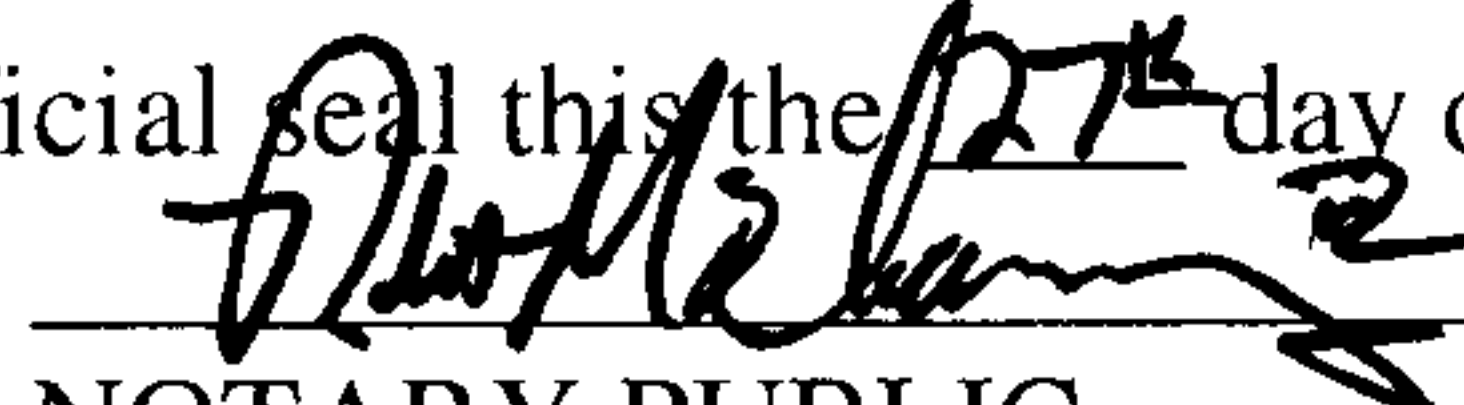
IN WITNESS WHEREOF we have hereunto set our hands(s) and seal(s) this 27th day of
February, 2012

 (Seal)
LEE SCOTT PETERS

State of ALABAMA
County of SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lee
Scott Peters, a married man 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 has/have executed the same voluntarily on the day the same bears
date.

Given under my hand and official seal this the 27th day of February, 2012.


NOTARY PUBLIC

My commission expires: 11/5/2013

