

Send tax notice to:  
WILLIAM HUGH MARION, JR.  
109 GLENEAGLES LANE  
PELHAM, ALABAMA, 351241

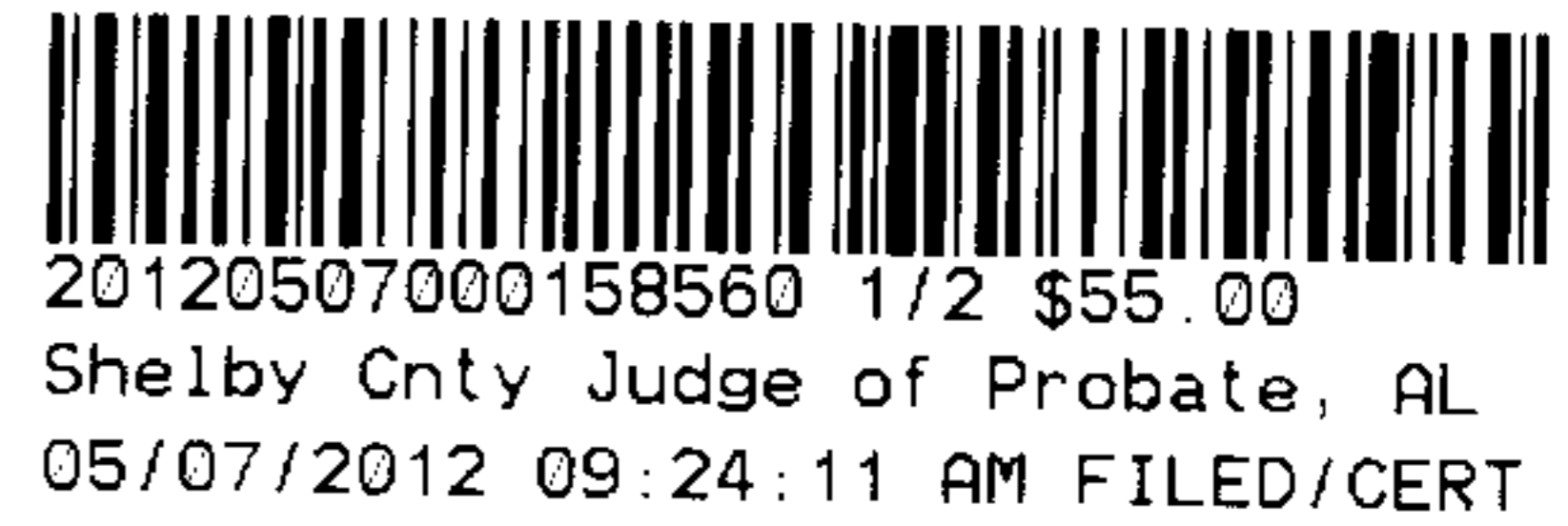
This instrument prepared by:  
Charles D. Stewart, Jr.  
Attorney at Law  
4898 Valleydale Road, Suite A-2  
Birmingham, Alabama 35242

STATE OF ALABAMA

2012209

Shelby COUNTY

**WARRANTY DEED**



KNOW ALL MEN BY THESE PRESENTS:

That is consideration of Forty Thousand and 00/100 Dollars (\$40,000.00) in hand paid to the undersigned, JAGER CONSULTING & INVESTMENT, INC., A CORPORATION (hereinafter referred to as "Grantor") by WILLIAM HUGH MARION, JR. (hereinafter referred to as Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell, and convey unto Grantees, the following described real estate situated in Shelby County, Alabama, to-wit:

LOT 805, ACCORDING TO THE FINAL PLAT OF GLENEAGLE AT BALLANTRAE, AS RECORDED IN MAP BOOK 33, PAGE 114, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO:

1. TAXES FOR THE YEAR BEGINNING OCTOBER 1, 2011 WHICH CONSTITUTES A LIEN BUT ARE NOT YET DUE AND PAYABLE UNTIL OCTOBER 1, 2012.
2. RESTRICTIONS APPEARING OF RECORD IN INSTRUMENT 20040901000490340, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
3. DECLARATION OF PROTECTIVE COVENANTS AS RECORDED IN INSTRUMENT 20040811000451970 AND INSTRUMENT 20040910000504190, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
4. COVENANT FOR STORM WATER RUN-OFF CONTROL, RECORDED IN INSTRUMENT 20060817000404020, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.
5. EASEMENT(S) AS SHOWN BY RECORDED MAP.
6. BUILDING LINES(S) AS SHOWN BY RECORDED MAP.

\$0.00 OF THE CONSIDERATION AS WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN.


TO HAVE AND TO HOLD unto the Grantee, his/her heirs, executors, administrators and assigns forever.

The Grantor does for itself, its successors and assigns, covenant with the Grantee, his/her heirs, executors, administrators and assigns, that it is lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; 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 Grantee, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantor, JAGER CONSULTING & INVESTMENT, INC., by STEVE JAAGER, its PRESIDENT, who is authorized to

execute this conveyance, has hereunto set its signature and seal on this the 1st day of May, 2012.

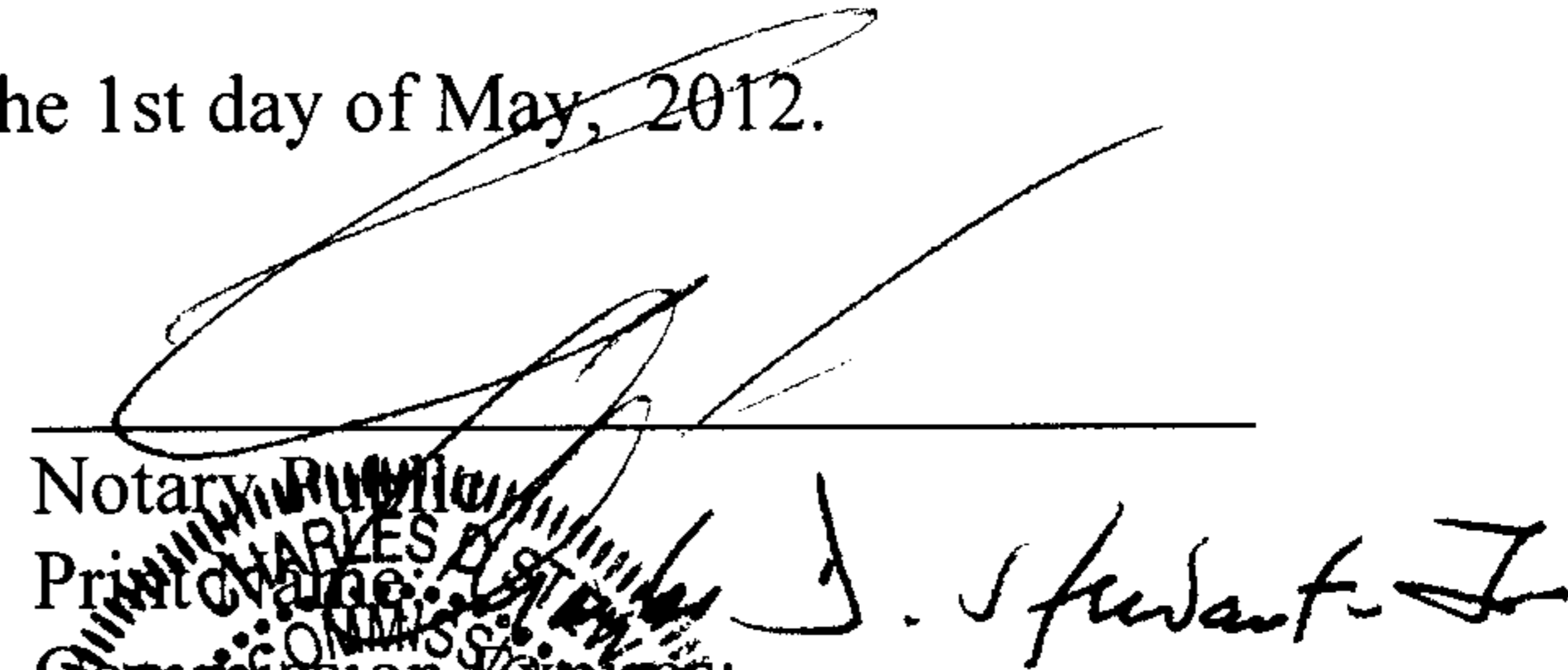
JAGER CONSULTING & INVESTMENT,  
INC.


  
BY: STEVE JAGER  
ITS: PRESIDENT

STATE OF ALABAMA  
COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that STEVE JAGER, whose name as PRESIDENT of JAGER CONSULTING & INVESTMENT, INC. is signed to the foregoing instrument, and who known to me, acknowledged before me on this day, that, being informed of the contents of the said instrument, he executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal this the 1st day of May, 2012.

  
Notary Public  
Print Name: CHARLES D. STEWART, JR.  
Commission Expires: 04/30/2016  
NOTARY PUBLIC  
April 30, 2016  
STATE OF ALABAMA  
P-30-16

  
20120507000158560 2/2 \$55.00  
Shelby Cnty Judge of Probate, AL  
05/07/2012 09:24:11 AM FILED/CERT

Shelby County, AL 05/07/2012  
State of Alabama  
Deed Tax: \$40.00