

This instrument was prepared by:

(Name) Larry L. Halcomb, Attorney
3512 Old Montgomery Highway, Suite 209
(Address) Birmingham, AL 35209

Send Tax Notice To: Kelly J. Luckie
5301 Riverbend Trail
Hoover, Alabama 35244-2208

WARRANTY DEED-

STATE OF ALABAMA }
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **Two Hundred Thirty Seven Thousand Nine Hundred Fifty and No/100 Dollars**
(\$237,950.00)
to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged,
or we, **Irene L. Paulson and Laura L. Bodo, Each Unmarried**

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Kelly J. Luckie**

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

Lot 116, according to the Survey of Sandpiper Trail Subdivision Sector II, as recorded in Map Book 12, Pages 44, 45, 46 and 47, in the Probate Office of Shelby County, Alabama.


Minerals and mining rights excepted.

Subject to taxes for 2012.

Subject to easement(s), building line(s) and restriction(s) as shown on recorded map.

Subject to right-of-way granted to South Central Bell Telephone Company recorded in Real Volume 172, Page 642.

Subject to restrictions appearing of record in Real Volume 340, Page 499 and Inst. No. 1993-344.


20120529000189040 1/1 \$60.00
Shelby Cnty Judge of Probate, AL
05/29/2012 12:23:04 PM FILED/CERT

Shelby County, AL 05/29/2012
State of Alabama
Deed Tax: \$48.00

\$190,350.00 of the purchase price was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND 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 person.

IN WITNESS WHEREOF, we have hereunto set our hand(s) and seal (s), this 22nd
day of May, 2012


_____(Seal) Irene L. Paulson (Seal)
_____(Seal) Laura L. Bodo (Seal)
_____(Seal) _____ (Seal)

STATE OF ~~ALABAMA~~ FLORIDA }
HILLSBOROUGH COUNTY }

General Acknowledgment

I, The Undersigned, a Notary Public in and for the said County, in said State, hereby certify that Irene L. Paulson and Laura L. Bodo, Each Unmarried whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hands and official seal this 22 day of May, A.D., 2012


JOSEPH P. CASTRO JR.
NOTARY PUBLIC
STATE OF FLORIDA
Comm# EE086341
Expires 4/20/2015

Joseph P. Castro Jr.
Notary Public (SEAL)
My Commission Expires: 4-20-2015