SEND TAX NOTICE TO:
Benjamin P. Glassco
201 Cove Lane
Pelham, AL 35124

This instrument was prepared by:
Frank Steele Jones
Frank Jones & Associates, LLC
500 Southland Drive, Suite 230
Hoover, AL 35226

WARRANTY DEED

State of Alabama)
)
Shelby County)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One Hundred Ninety Seven Thousand Five Hundred dollars and Zero cents ($197,500.00)**, and other good and valuable considerations to the undersigned Grantors, in hand paid by the Grantees herein, the receipt whereof is hereby acknowledged**, Kenneth S. Heard and wife, Reba A. Heard** (hereinafter referred to as the "Grantors" whether one or more), grants, bargains, sells and conveys unto **Benjamin P. Glassco** (hereinafter referred to as the "Grantee"), the following described real estate, situated in **Shelby** County, **Alabama**, to-wit:

Lot 2836, according to the Survey of a Corrective Map of Weatherly Highlands, The Cove, Sector 28, Phase II, as recorded in Map Book 30, page 92 in the Office of the Judge of Probate for Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to ad valorem taxes for the years 2012, and subsequent years, easements, restrictions, covenants, rights of way, and limitations of record.

$187,500.00 of the above mentioned purchase price was paid for from mortgage loan(s) closed simultaneously herewith.

TO HAVE AND TO HOLD to the said Grantee, as fee simple owner, his/her heirs and assigns forever.

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

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this the **28th day of June, 2012**

20120703000234770 1/1 $22.00
Shelby Cnty Judge of Probate, AL
07/03/2012 02:21:56 PM FILED/CERT

_____(SEAL)
Kenneth S. Heard

_____(SEAL)
Reba A. Heard

State of Alabama)
)
Jefferson County)

General Acknowledgment

I, **Frank Steele Jones,** a Notary Public in and for said County, in said State, hereby certify that **Kenneth S. Heard and wife, Reba A. Heard** whose names 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 for and as their own act on the day the same bears date.

Given under my hand and official seal this the **28th day of June, 2012**.

(SEAL)

_____
Notary Public
My Commission Expires: **3/14/2015**

FILE NO: 2010670

Shelby County, AL 07/03/2012
State of Alabama
Deed Tax:$10.00