

20120711000246790 1/4 \$22.00
Shelby Cnty Judge of Probate, AL
07/11/2012 01:07:58 PM FILED/CERT

THIS INSTRUMENT WAS PREPARED BY:
JAMES H. GREER, ATTORNEY AT LAW
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236

PLEASE SEND TAX NOTICE TO:
Frank Gattina
141 Berkshire Manor Circle
Alabaster, Alabama 35007

WARRANTY DEED

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of TWO HUNDRED THIRTY THOUSAND DOLLARS AND 00/100 (\$ 230,000.00) and other good and valuable consideration, to the undersigned Grantor in hand paid by the Grantees herein, the receipt whereof is acknowledged, WE, CRESTWOOD HOMES, INC. (A DISSOLVED CORPORATION) (herein referred to as Grantor whether one or more), do grant, bargain, sell and convey unto FRANK GATTINA, a married man, (herein referred to as Grantees) the following described real estate situated in SHELBY COUNTY, ALABAMA, to-wit:

Part of the NW 1/4 of the NE 1/4, Section 12, Township 20 South, Range 3 West, Shelby County, Alabama, being more particularly described as follows:

From the Southwest corner of said N/W 1/4 of NE 1/4 run in an Easterly direction along the South line of 1/4-1/4 Section for a distance of 432.76 feet to the point of beginning; thence continue along last mentioned course for a distance of 194.98 feet to an existing iron pin; thence turn an angle to the left of 89 degrees 58 minutes 40 seconds and run in a Northerly directly for a distance of 153.51 feet to an existing iron pin; thence turn an angle to the left of 85 degrees 47 minutes 50.5 seconds and run in a Westerly direction of 183.20 feet to an existing iron pin; thence turn an angle to the left of 90 degrees and run in a Southerly direction for a distance of 167.46 feet more or less to the point of beginning; being situated in Shelby County, Alabama.

\$ 230,000.00 of the herein above stated consideration was paid from a purchase money mortgage of even date simultaneously filed herewith.

The herein above described property does not constitute a part of the homestead of the hereinabove named mortgagor and his spouse.

SUBJECT TO

1. Taxes or assessments that are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the Public Records; (b) proceedings by a public agency that may result in taxes or assessments, or notices of such proceeds, whether or not shown by the records of such agency or by the Public Records.
2. Any facts, rights, interest or claims that are now shown by the Public Records but that could be ascertained by an inspection of the Land or that may be asserted by persons in possession of the land.
3. Easements, liens or encumbrances, or claims thereof, not shown by the Public Records.
4. Any encroachment, encumbrance, violation, variation or adverse circumstance affecting the Title that would be disclosed by an accurate and complete land survey of the Land and not shown by Public Records.
5. Any mineral or mining rights leased, granted or retained by current or prior owners.
6. Taxes or special assessments which are not shown as existing liens by the public records.
7. Any part of the property lying within the road right of way.

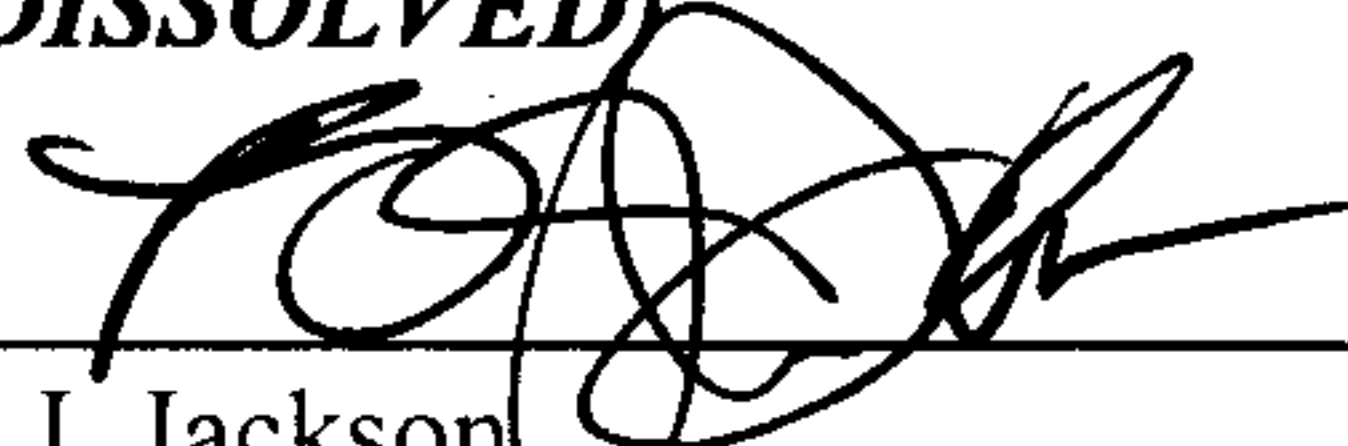
TO HAVE AND TO HOLD to the said GRANTEE, his heirs, devisees, assigns, or its successors and assigns forever.

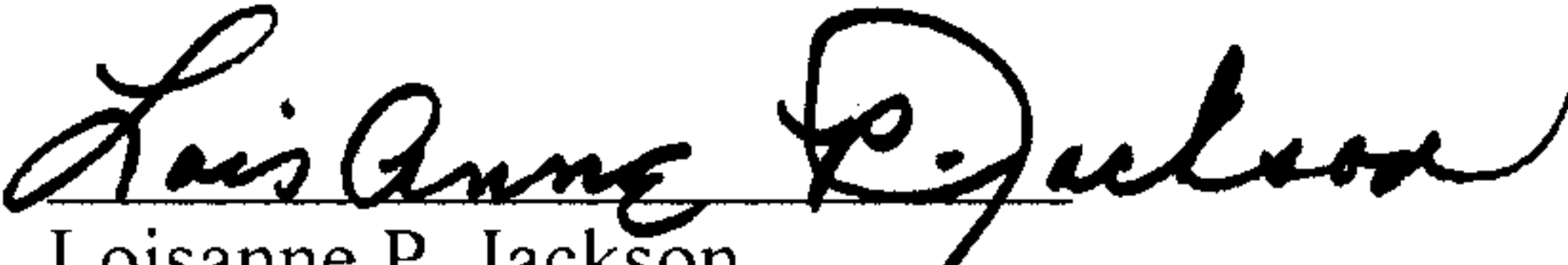
AND SAID GRANTOR does for itself, its successors and assigns, covenant with said GRANTEE, his, heirs devisees, executor and or assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEE, his, heirs, executors and assigns forever, against the lawful claims of all persons.

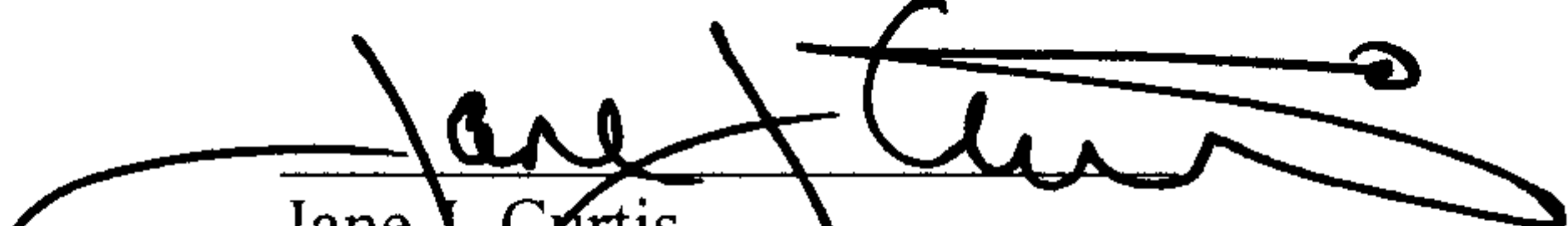
IN WITNESS WHEREOF, the said GRANTOR, CRESTWOOD HOMES, INC (DISSOLVED) by its Former Shareholders, **B.J. Jackson, Loisanne P. Jackson, Jane J. Curtis, John D. Curtis, Jamie Ann Jackson, James John Jackson, James John Jackson as Custodian for Bryan James Jackson and Jane J.**

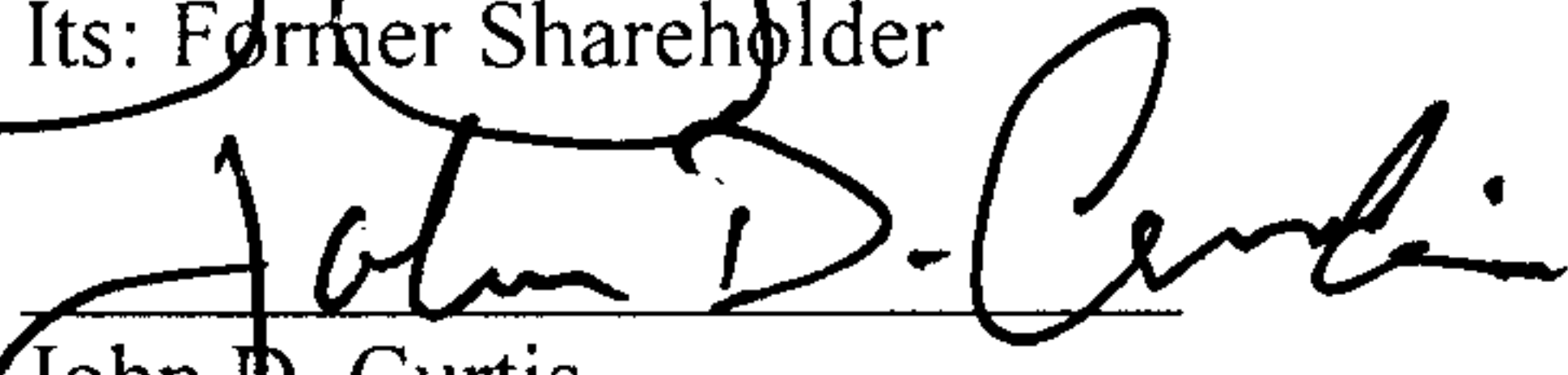
Curtis, as Custodian for Christopher Ryan Curtis and Caitlin Brooke Curtis who are authorized to execute this conveyance, has hereto set their signature and seal this 20th day of June, 2012.

GRANTOR, **CRESTWOOD HOMES, INC.**
(DISSOLVED)

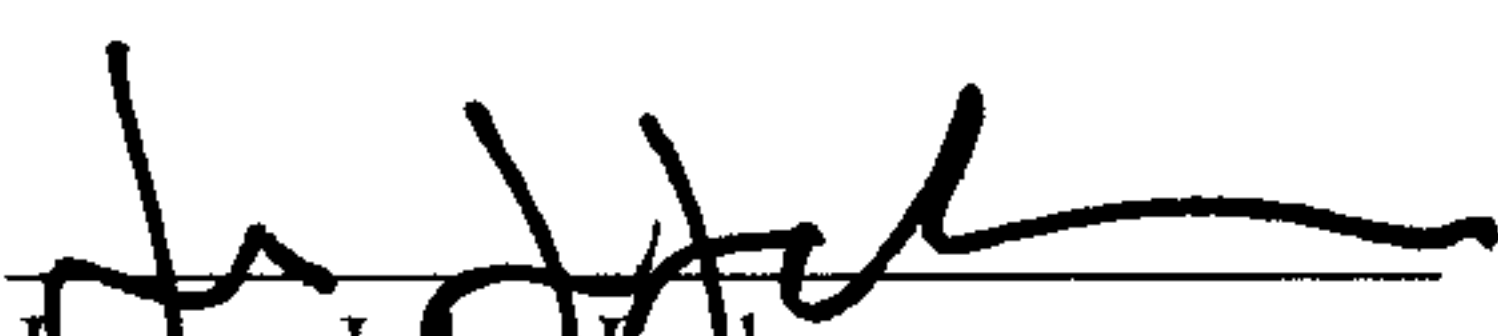

B.J. Jackson
Its: President and Former Shareholder



Loisanne P. Jackson
Its: Former Shareholder


Jane J. Curtis
Its: Former Shareholder



John D. Curtis
Its: Former Shareholder



Jamie Ann Jackson
Its: Former Shareholder

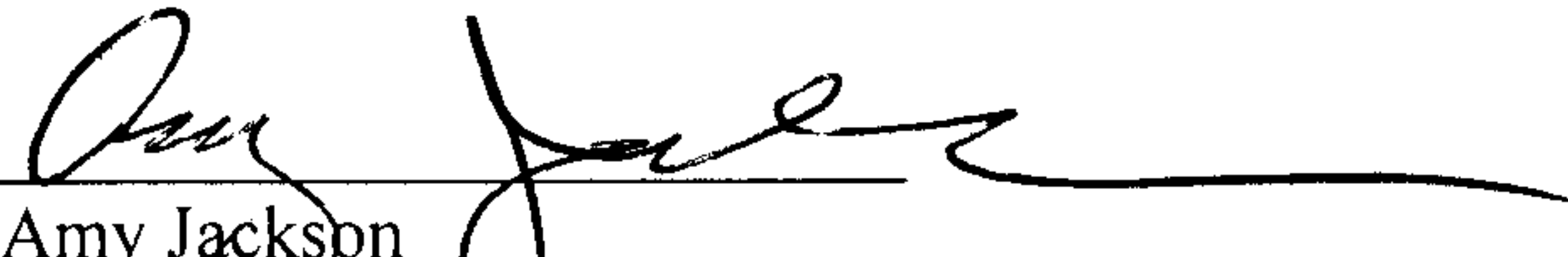

James John Jackson
Its: Former Shareholder


James John Jackson,
Custodian for Bryan James Jackson
Its: Former Shareholder

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Jane J. Curtis
Custodian for Christopher Ryan Curtis
Its: Former Shareholder


Jane J. Curtis
Custodian for Caitlin Brooke Curtis
Its: Former Shareholder


Amy Jackson
Its: Former Shareholder

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a notary public in and for said county, in said state, hereby certify that **B.J. Jackson**, whose name as **President and Former Shareholder** of **Crestwood Homes, Inc. (DISSOLVED)** 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 he, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 23rd day of June, 2012.


NOTARY PUBLIC
My Commission Expires: 10/23/12


STATE OF ALABAMA)
COUNTY OF SHELBY)

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 23, 2012
BONDED BY THE ALABAMA JUDICIAL SYSTEM

I, the undersigned, a notary public in and for said county, in said state, hereby certify that **Loisanne**

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a notary public in and for said county, in said state, hereby certify that **James John Jackson, Custodian for Bryan James Jackson** whose name as **Former Shareholder of Crestwood Homes, Inc. (DISSOLVED)** 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 he, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 23rd day of June, 2012.


NOTARY PUBLIC
My Commission Expires: 10/23/12

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 23, 2012
BONDED THROUGH NOTARY PUBLIC UNDERWRITERS

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a notary public in and for said county, in said state, hereby certify that **Jane J. Curtis, Custodian for Christopher Ryan Curtis**, whose name as **Former Shareholder of Crestwood Homes, Inc. (DISSOLVED)** 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, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 25th day of June, 2012.


NOTARY PUBLIC
My Commission Expires: 10/17/12

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a notary public in and for said county, in said state, hereby certify that **Janice J. Curtis, Custodian for Caitlin Brooke Curtis**, whose name as **Former Shareholder of Crestwood Homes, Inc. (DISSOLVED)** 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, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 25th day of June, 2012.



NOTARY PUBLIC
My Commission Expires: 10/17/12

STATE OF ALABAMA)
COUNTY OF SHELBY)

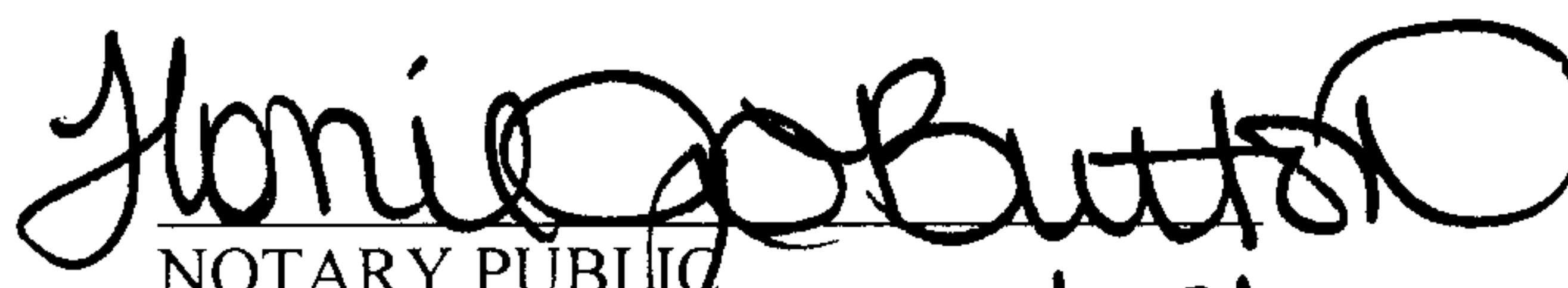
I, the undersigned, a notary public in and for said county, in said state, hereby certify that **Amy Jackson**, whose name as **Former Shareholder of Crestwood Homes, Inc. (DISSOLVED)** is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance she, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 23rd day of June, 2012.


NOTARY PUBLIC
My Commission Expires: 10/23/12

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 23, 2012
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P. Jackson, whose name as **Former Shareholder** of **Crestwood Homes, Inc. (DISSOLVED)** 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, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 23rd day of June, 2012.


NOTARY PUBLIC
My Commission Expires: 10/23/12

STATE OF ALABAMA)
COUNTY OF SHELBY)

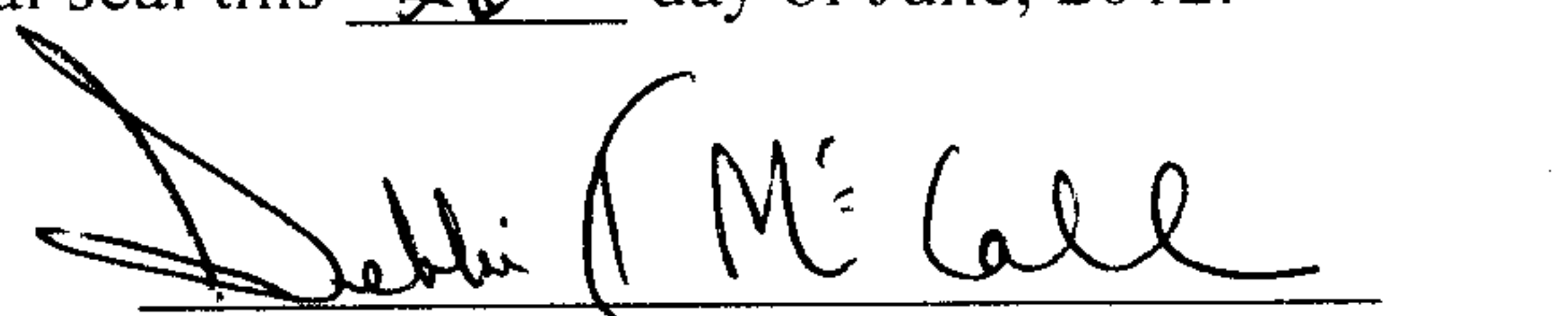
NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 23, 2012
BONDED THRU NOTARY PUBLIC UNDERWRITERS


I, the undersigned, a notary public in and for said county, in said state, hereby certify that **Jane J. Curtis**, whose name as **Former Shareholder** of **Crestwood Homes, Inc. (DISSOLVED)** 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, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 25th day of June, 2012.


NOTARY PUBLIC
My Commission Expires: 10/17/12

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a notary public in and for said county, in said state, hereby certify that **John D. Curtis**, whose name as **Former Shareholder** of **Crestwood Homes, Inc. (DISSOLVED)** 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 he, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 26th day of June, 2012.


NOTARY PUBLIC
My Commission Expires: _____
MY COMMISSION EXPIRES FEBRUARY 24, 2014


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STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a notary public in and for said county, in said state, hereby certify that **Jamie Ann Jackson**, whose name as **Former Shareholder** of **Crestwood Homes, Inc. (DISSOLVED)** 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, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 23rd day of June, 2012.


NOTARY PUBLIC
My Commission Expires: 10/23/12

STATE OF ALABAMA)
COUNTY OF SHELBY)

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 23, 2012
BONDED THRU NOTARY PUBLIC UNDERWRITERS

I, the undersigned, a notary public in and for said county, in said state, hereby certify that **James John Jackson**, whose name as **Former Shareholder** of **Crestwood Homes, Inc. (DISSOLVED)** 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 he, as such officer and with full authority, executed for and as the act of said corporation. Given under my hand and official seal this 23rd day of June, 2012.


NOTARY PUBLIC
My Commission Expires: 10/23/12

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Oct 23, 2012
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