

After Recording Send Tax Notice To:

William M Adair
256 Crest Lake Drive
Hoover, AL 35244

\$10,000.00

WARRANTY DEED

STATE OF ALABAMA
SHELBY COUNTY



20120716000254330 1/2 \$25.00
Shelby Cnty Judge of Probate, AL
07/16/2012 02:03:40 PM FILED/CERT

Know all men by these presents that in consideration of Ten Dollars and other good and valuable consideration to the undersigned grantor, in hand paid by the grantee herein, the receipt and sufficiency whereof is acknowledged, I, **William M. Adair.**, a single man, (herein referred to as Grantor), who certifies that the property conveyed hereby constitutes his homestead, grants, bargains, sells and conveys unto **William Mark Adair, Jr. and Julia A. Sullivan, Trustees of the William Adair Family Trust dated July 9, 2012**, (herein referred to as Grantee), the real estate described below situated in Shelby County, Alabama, to wit:

Lot 25, Block 2, according to the Amended Map of Southlake Crest, 2nd Sector, as recorded in Map Book 19, Page 14, in the Probate Office of Shelby County, Alabama.

THE DESCRIPTION AND INFORMATION FOR THE PREPARATION OF THIS DEED WAS PROVIDED BY THE GRANTOR AND GRANTEE. THE DRAFTSMAN MAKES NO WARRANTIES, AS TO THE SUFFICIENCY OF THE INTEREST CONVEYED, NO TITLE OPINION WAS REQUESTED AND NO TITLE OPINION WAS PREPARED.

William M. Adair is the surviving Grantee of that certain deed recorded in Instrument number 1995-35548 in the Probate Office of Shelby County. The other Grantee, Patricia M. Adair, having died on or about the 30th day of September, 2004.

To have and to hold to the said grantee, her heirs and assigns in fee simple, forever.

Subject to: Restrictions, Conditions, Covenants, Rights, Rights of Way, Mortgages, and easements now of record, if any.

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

Shelby County, AL 07/16/2012
State of Alabama
Deed Tax: \$10.00

IN WITNESS WHEREOF, **William M. Adair** has hereunto set his hand and seal this 9th day of July, 2012.


William M. Adair

STATE OF ALABAMA

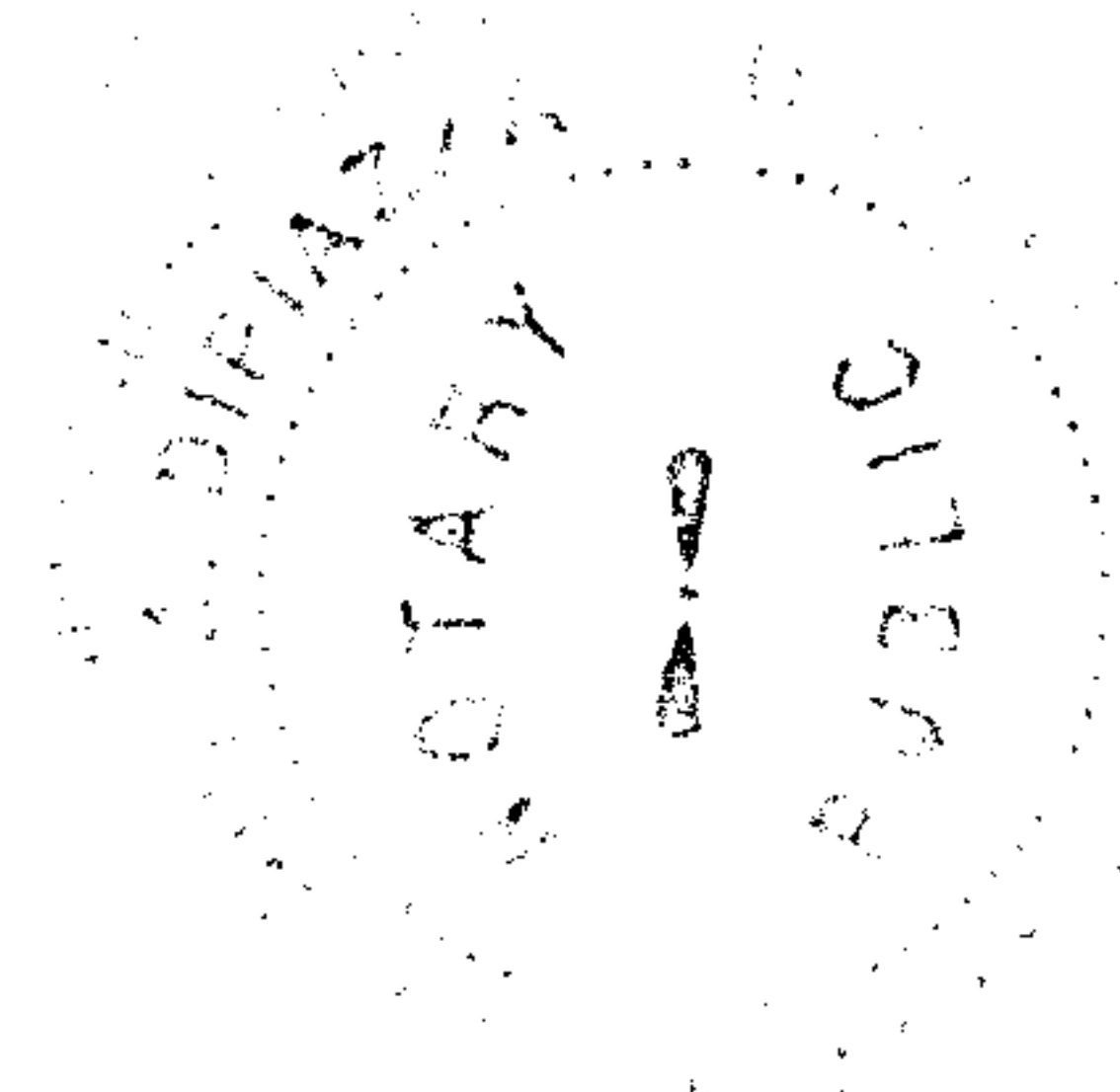
COUNTY OF SHELBY

I, Brandi Dipiazza, a Notary Public in and for said County, in said State, hereby certify that **William M. Adair, a single man** whose name is signed to the foregoing conveyance and who is known to me, acknowledged before me this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal of office
this 9th day of July, 2012.


Brandi Dipiazza, NOTARY PUBLIC
My Commission Expires: 2/7/2016

This Document Prepared By:
Steve Bailey
Bailey & Holliman Estate
Planning Law Firm
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Pelham, AL 35124
(205) 663-0281




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