

\$ 333,450.00

Send Tax Notice To:
Frank M. Moody
2320 Highland Crescent
Birmingham, AL 35205

*This instrument was prepared by
and when recorded return to:*
Claude McCain Moncus, Esq.
CORLEY MONCUS, P.C.
728 Shades Creek Parkway, Suite 100
Birmingham, Alabama 35209
(205) 879-5959


20120730000275730 1/4 \$354.50
Shelby Cnty Judge of Probate, AL
07/30/2012 02:51:07 PM FILED/CERT

GENERAL WARRANTY DEED

STATE OF ILLINOIS)
 :
COUNTY OF COOK) **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of Ten and no/100 Dollars (\$10.00) to the undersigned Grantor in hand paid by the Grantee herein, the receipt whereof is acknowledged, I, **JOHN HOYT BLALOCK**, a married man, individually, and as devisee under the Last Will and Testament of Hoyt O. Blalock, Deceased, as recorded in Book 45, Page 736, of the Shelby County Probate Office, Alabama (herein referred to as "Grantor") does grant, bargain, sell and convey unto **FRANK M. MOODY** (herein referred to as "Grantee"), the following described real estate situated in Shelby County, Alabama to-wit:

See Exhibit A attached hereto and made a part hereof (the "Property").

Subject to:

1. Ad valorem taxes due October 1, 2012;
2. Right of Way granted to Alabama Power Company as set out in instruments recorded in (a) Deed Book 129, Page 31; (b) Deed Book 238, Page 34; (c) Deed Book 220, Page 344; and (d) Deed Book 206, Page 700; and
3. Easements granted to Shelby County, Alabama, as recorded in (a) Instrument # 20060308000109460; (b) Instrument # 20060308000109450; (c) Instrument # 20060308000109444; and (c) Instrument # 20070521000235750.

J. H. Blalock was the Grantee in the deeds recorded in Deed Book 243, Page 143, and Deed Book 320, Page 513, Shelby County Probate Office, Alabama. Hoyt O. Blalock, is the devisee under the Last Will and Testament of J. H. Blalock,

*General Warranty Deed
Page 1*

Shelby County, AL 07/30/2012
State of Alabama
Deed Tax: \$333.50

Deceased.

Frances Blalock was the recipient of a life estate under the Last Will and Testament of Hoyt O. Blalock, Deceased, as recorded in Book 45, Page 736. Frances Blalock died on September 12, 2007, and upon her death title to the Property vested in the Grantor.

The Property constitutes no part of the homestead of the Grantor, or the Grantor's spouse.

TO HAVE AND TO HOLD unto the said Grantee, his heirs, successors and assigns forever.

And I do for myself and for my heirs, executors and administrators covenant with the said Grantee, his heirs, successors and assigns, that I am lawfully seized in fee simple of said premises; that they are free from encumbrances, unless otherwise 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, his heirs, successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has hereto set his hand and seal this 26th day of July, 2012.

 [SEAL]
John Hoyt Blalock, individually, and as devisee under the Last Will and Testament, and the Estate of Hoyt O. Blalock, Deceased, as recorded in Book 45, Page 736, Shelby County Probate Office, Alabama

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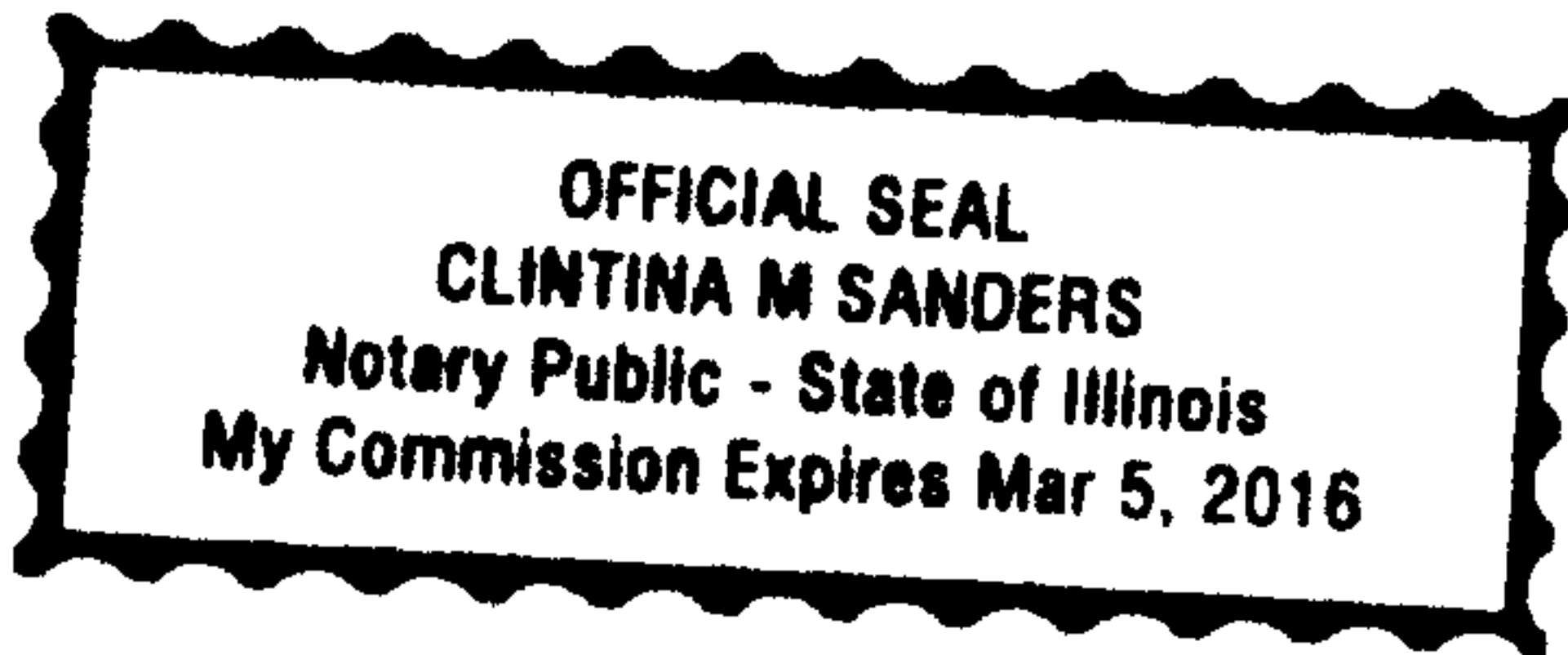
STATE OF ILLINOIS)
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that JOHN HOYT BLALOCK, individually, and as devisee under the Last Will and Testament, and the Estate of Hoyt O. Blalock, Deceased, as recorded in Book 45, Page 736, Shelby County Probate Office, Alabama, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this 24th day of July, 2012.

[NOTARY SEAL]

Clintina M. Sanders
Notary Public
My Commission Expires: Mar 5, 2016





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EXHIBIT A
[Legal Description]

Commence at the Northeast corner of Section 32, Township 20 North, Range 1 East, Shelby County, Alabama and run West, 733.02 feet; thence South 02 degrees 12 minutes 40 seconds East, 22.14 feet to the point of beginning; thence South 02 degrees 12 minutes 40 seconds East, 1257.16 feet to a point on the North right of way of Highway 61; thence continue along said North right of way South 89 degrees 55 minutes 32 seconds West, 1273.12 feet; thence leaving said North right of way North 00 degrees 42 minutes 22 seconds West, 1243.33 feet to an existing fence corner; thence North 00 degrees 09 minutes 03 seconds West, 16.46 feet to an existing fence corner; thence North 89 degrees 49 minutes 13 seconds West, 683.56 feet; thence North 01 degrees 25 minutes 24 seconds West, 1336.13 feet; thence North 89 degrees 21 minutes 07 seconds East, 990.21 feet; thence South 01 degrees 26 minutes 01 seconds East, 1362.93 feet; thence North 89 degrees 17 minutes 10 seconds East, 932.56 feet to the point of beginning. All lying in the Northeast $\frac{1}{4}$ of Section 32 and the Southeast $\frac{1}{4}$ of Section 29, Township 20 North, Range 1 East, Shelby County, Alabama.