

Send tax notice to: Amanda R. Patronas, 5217 Overlook Circle, Birmingham, Al. 35244

This instrument was prepared by: Loring S. Jones, III, 1025 Montgomery Highway, Vestavia, Al.
35216

GENERAL WARRANTY DEED

State of Alabama
County of SHELBY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **One hundred ninety-nine thousand nine hundred and no/100 (\$199,900.00) Dollars, the amount of which can be verified in the Sales Contract between the parties hereto,** Dollars to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged I or we

Melodi Morrison, an unmarried woman
whose mailing address is: 753 Courtney Drive NE, Atlanta, GA. 30306

(herein referred to as Grantor whether one or more), grant, bargain, sell and convey unto
Amanda R. Patronas

whose mailing address is: 5217 Overlook Circle, Birmingham, Al. 35244

(herein referred to as grantee, whether one or more), the following described real estate, situated in SHELBY County, Alabama, **the address of which is: 5217 Overlook Circle, Birmingham, Al. 35244** to-wit:

See attached Exhibit A for legal description incorporated herein for all purposes.

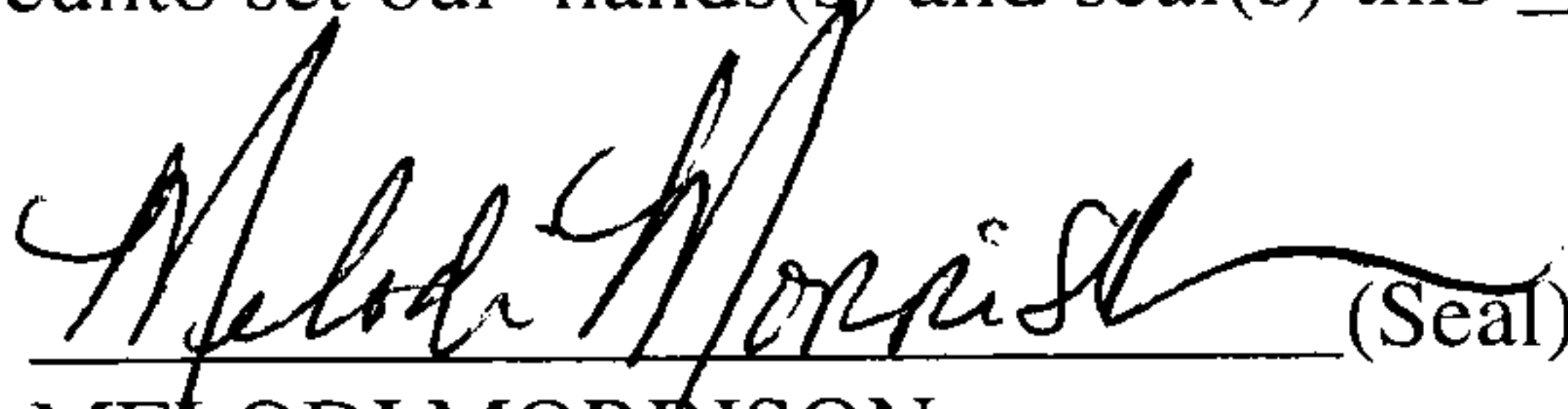
Subject to: All easements, restrictions and rights of way of record.

\$196,278.00 of the above mentioned purchase price was paid for from a mortgage loan which was closed simultaneously herewith

TO HAVE AND TO 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 persons.

IN WITNESS WHEREOF we have hereunto set our hands(s) and seal(s) this 8 day of August, 2012.

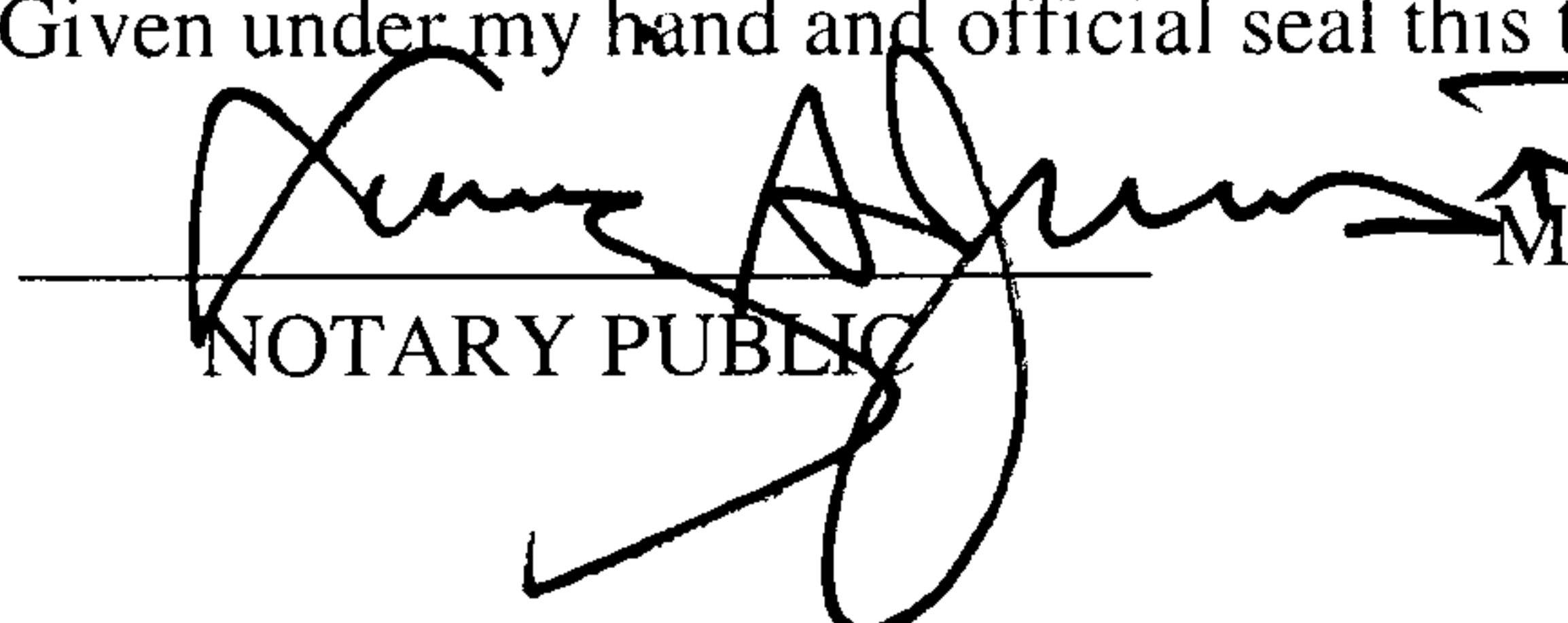

(Seal)
MELODI MORRISON

STATE OF ALABAMA
COUNTY OF JEFFERSON


20120810000294600 1/2 \$19.00
Shelby Cnty Judge of Probate, AL
08/10/2012 10:03:04 AM FILED/CERT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Melodi Morrison, an unmarried woman whose name(s) is/ are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that being informed of the contents of the conveyance he/she/they has/have executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 8th day of Aug., 2012.


NOTARY PUBLIC
My commission expires: 8/30/15

Shelby County, AL 08/10/2012
State of Alabama
Deed Tax: \$4.00


20120810000294600 2/2 \$19.00
Shelby Cnty Judge of Probate, AL
08/10/2012 10:03:04 AM FILED/CERT

EXHIBIT "A" - LEGAL DESCRIPTION

Lot 10A, according to Byrom's Resurvey as recorded in Map Book 18, Page 126 in the Probate Office of Shelby County, Alabama, being a resurvey of part of the survey of "The Cottages at Southlake" as recorded in Map Book 16, Page 139, in the Probate Office of Shelby County, Alabama. Together with an undivided 1/30th interest each in and to the "Common Area" as designated on the said record map recorded in Map Book 16, Page 139.

Together with permanent easement for the purpose of a parking area, driveway, planting shrubbery, trees, bushes and landscaping as described in Instrument 2001-49862 and more particularly described as follows:

A part of Lot 9A, according to Byrom's Resurvey, as recorded in Map Book 18, Page 126, in the Probate Office of Shelby County, Alabama, being more particularly described as follows:

Commence at the Southeast corner of said Lot 9A and run Northwesterly along the Southerly line of said Lot 9A for 113.04 feet to the point of beginning; thence continue along the last described course for 59.43 feet; thence turn 160° 05' 50" right and run easterly for 60.64 feet; thence turn 103° 14' 58" right and run Southerly for 20.78 feet to the point of beginning.