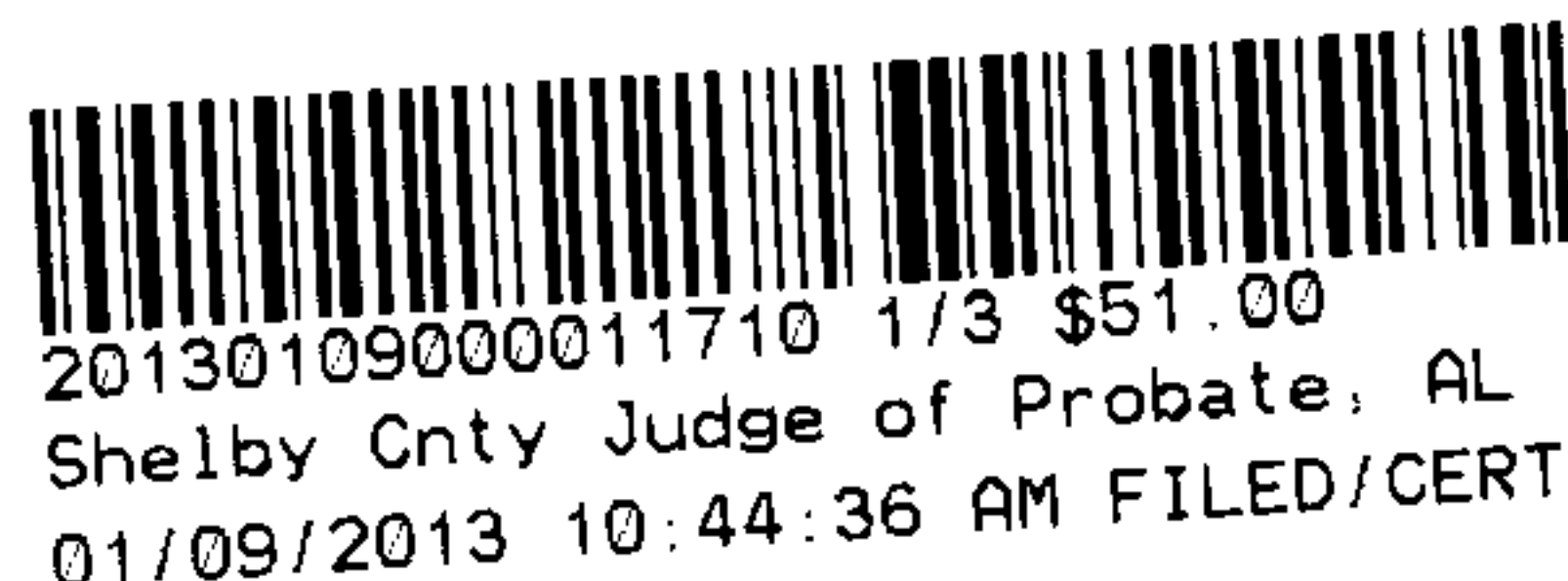


THIS INSTRUMENT PREPARED BY:
JOEL R. BLANKENSHIP, ATTORNEY
1201 NORTH 19TH STREET
BIRMINGHAM, AL 35234

SEND TAX NOTICE TO:
Dan and Cheryle LLC
1378 1st Street No.
Alabaster, AL 35007

WARRANTY DEED (Without Survivorship)

STATE OF ALABAMA)
JEFFERSON COUNTY)



That in consideration of Two Hundred Eighteen Thousand and no/100 (\$218,000.00) Dollars to the undersigned GRANTOR (whether one or more), in hand paid by the GRANTEE herein, the receipt whereof is acknowledged, we, EMORY LEE DUREN and wife, NANCY RILEY DUREN (herein referred to as GRANTOR, whether one or more), does grant, bargain, sell and convey unto DAN and CHERYLE, LLC, (herein referred to as GRANTEE, whether one or more), the following described real estate, situated in SHELBY County, Alabama, to-wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to ad valorem taxes for the current tax year.
Also subject to existing easements, restrictions, encumbrances, rights of way, limitations, if any, of record.

\$185,300.00 of the purchase price recited above was paid from mortgage loan executed simultaneously herewith.

TO HAVE AND TO HOLD to the 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 GRANTEE, 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 GRANTEE, his, her or their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals this the 27th day of December, 2012.

Shelby County, AL 01/09/2013
State of Alabama
Deed Tax: \$33.00

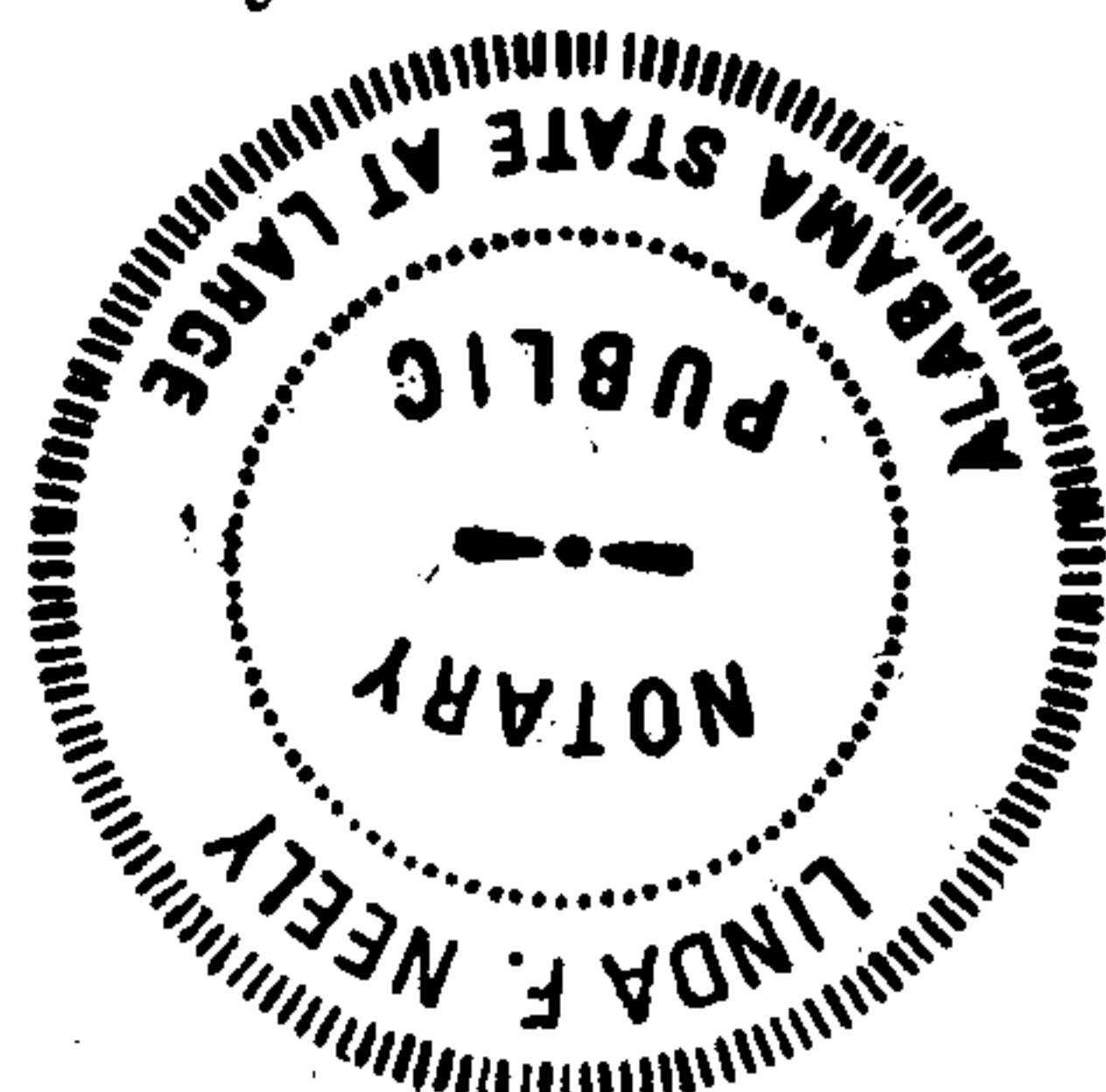
Emory Lee Duren (SEAL)
EMORY LEE DUREN

Nancy Riley Duren (SEAL)
NANCY RILEY DUREN

STATE OF ALABAMA)
JEFFERSON COUNTY)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that EMORY LEE DUREN and wife, NANCY RILEY DUREN, 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 executed the same voluntarily on the day the same bears date.


Given under my hand and official seal this the 27th day of December, 2012.



Linda F. Neely
NOTARY PUBLIC

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: AUGUST 4, 2014

EXHIBIT "A"


20130109000011710 2/3 \$51.00
Shelby Cnty Judge of Probate, AL
01/09/2013 10:44:36 AM FILED/CERT

Lot 11, Block 1, according to Map of George's
Subdivision, Keystone, Alabama, recorded in
Map Book 3, Page 63, EXCEPT that portion
of said Lot 11 vacated and used for Brown
Circle as shown on resurvey of B. George's
Subdivision of Keystone in Map Book 4, Page 11
all in the Probate Records of Shelby County,
Alabama, EXCEPT Right-of-way of Birmingham-
Montgomery 4-Lane Highway.

Real Estate Sales Validation Form

This Document must be filed in accordance with Code of Alabama 1975, Section 40-22-1

Grantor's Name Emory Lee Duren and Nancy Riley
Mailing Address Duren
Grantee's Name Dan and Cheryle, LLC
Mailing Address

Property Address 1378 1st Street North
Alabaster, AL 35007
Date of Sale 12/27/12
Total Purchase Price \$ 218,000.00
Actual Value \$
Assessor's Market Value \$

The purchase price or actual value claimed on this form can be verified in the following documentary evidence: (check one) (Recordation of documentary evidence is not required)
Bill of Sale
Sales Contract
Closing Statement
Appraisal
Other

If the conveyance document presented for recordation contains all of the required information referenced above, the filing of this form is not required.

Instructions

Grantor's name and mailing address - provide the name of the person or persons conveying interest to property and their current mailing address.
Grantee's name and mailing address - provide the name of the person or persons to whom interest to property is being conveyed.
Property address - the physical address of the property being conveyed, if available.
Date of Sale - the date on which interest to the property was conveyed.
Total purchase price - the total amount paid for the purchase of the property, both real and personal, being conveyed by the instrument offered for record.
Actual value - if the property is not being sold, the true value of the property, both real and personal, being conveyed by the instrument offered for record. This may be evidenced by an appraisal conducted by a licensed appraiser or the assessor's current market value.
If no proof is provided and the value must be determined, the current estimate of fair market value, excluding current use valuation, of the property as determined by the local official charged with the responsibility of valuing property for property tax purposes will be used and the taxpayer will be penalized pursuant to Code of Alabama 1975 § 40-22-1 (h).

I attest, to the best of my knowledge and belief that the information contained in this document is true and accurate. I further understand that any false statements claimed on this form may result in the imposition of the penalty indicated in Code of Alabama 1975 § 40-22-1 (h).

Date 12-27-12
Print Emory Lee Duren and Nancy Riley Duren
Sign Emory Lee Duren Nancy Riley Duren
(Unattested) (verified by) (Grantor/Grantee/Owner/Agent) circle one

