

**\*\*DEED IS BEING RECORDED TO CLEAR TITLE\*\***

This instrument was prepared by:  
The Law Office of Jack R. Thompson, Jr., LLC  
3500 Colonnade Parkway, Suite 350  
Birmingham, AL 35243  
Phone: (205) 443-9027

Send Tax Notice To:

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THE PREPARER OF THIS DEED HAS NEITHER BEEN REQUESTED TO NOR HAS HE CONDUCTED A TITLE SEARCH OR AN INSPECTION OF THE PROPERTY WHICH IS THE SUBJECT HEREOF NOR HAS THE PREPARER TAKEN ANY STEPS TO REVIEW OR CONFIRM THE ACCURACY OF THE LEGAL DESCRIPTION WHICH WAS FURNISHED TO HIM FOR USE IN PREPARING THIS DEED. NO REPRESENTATIONS OR WARRANTIES AS TO THE STATUS OF TITLE OR CONDITION OF THE PROPERTY HAVE BEEN MADE.

**WARRANTY DEED**

STATE OF ALABAMA )

**KNOW ALL MEN BY THESE PRESENTS**

)

SHELBY COUNTY )

**Tax Assessor's Value: \$41,950.00**

That in consideration of \$10.00, the amount of which can be verified by the Tax Assessor's Fair Market Value, between the parties hereto, to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we, **Robert L. Snider, a married man**, whose mailing address is P. O. Box 361405, Birmingham, AL 35236-1405 (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Portrait Homes, LLC**, whose mailing address is P. O. Box 361405, Birmingham, AL 35236-1405 (herein referred to as grantee, whether one or more), the following described real estate, situated in Shelby County, Alabama, the address of which is **603 Village Way, Pelham, AL 35124**; to wit:

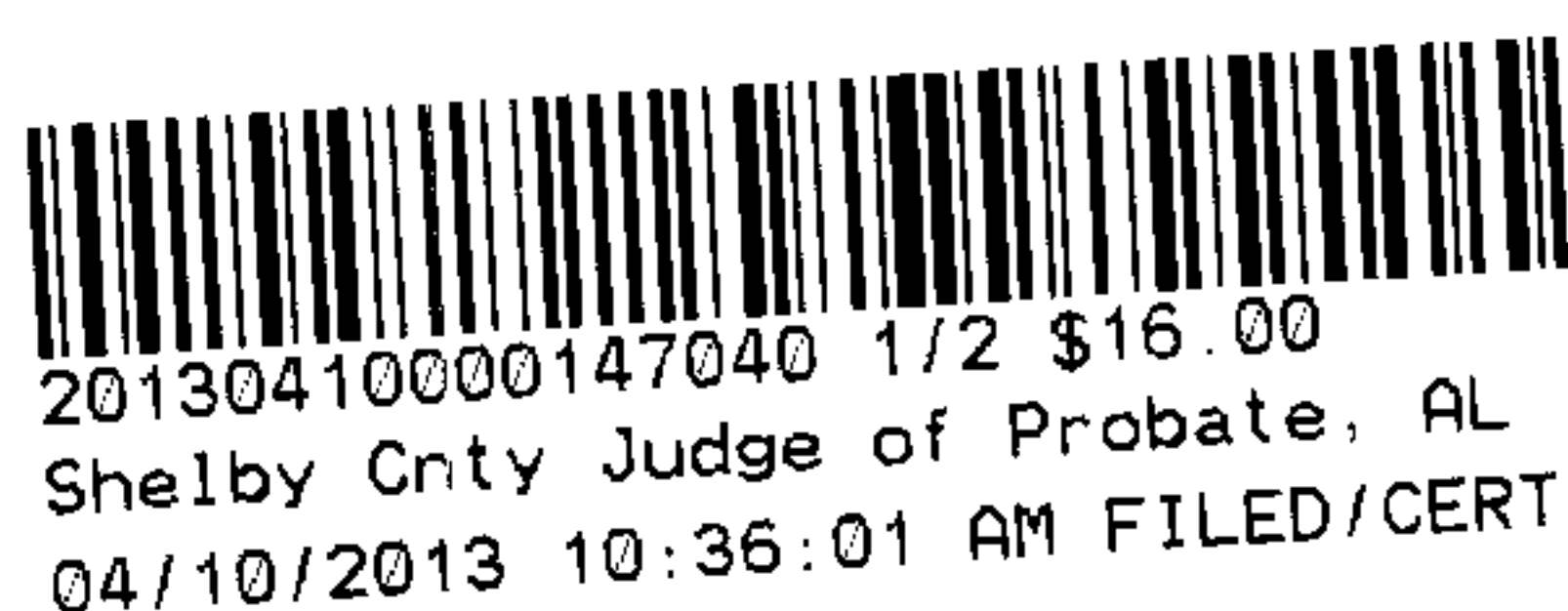
**Lot 15, according to the Final Plat of Parkside Village, Phase 2, as recorded in Map Book 37, page 60, in the Probate Office of Shelby County, Alabama.**

**THIS IS NOT THE HOMESTEAD OF THE GRANTOR NOR HIS SPOUSE**

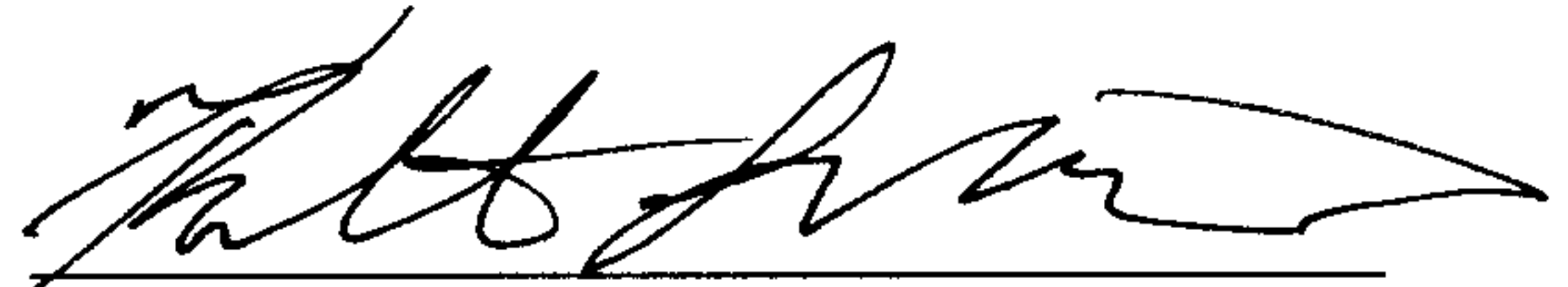
Subject to ad valorem taxes for the current year and subsequent years.  
Subject to restrictions, reservations, conditions, and easements of record.  
Subject to any minerals or mineral rights leased, granted or retained by prior owners.

**TO HAVE AND TO HOLD** to 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 same GRANTEES, their heirs and assigns, that I am (we are) lawfully seized in fee simple of said premises, that they are free from 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, Robert L. Snider has/have hereunto set his/her/their hand(s) and seal(s) this the 2nd day of April, 2013



Robert L. Snider

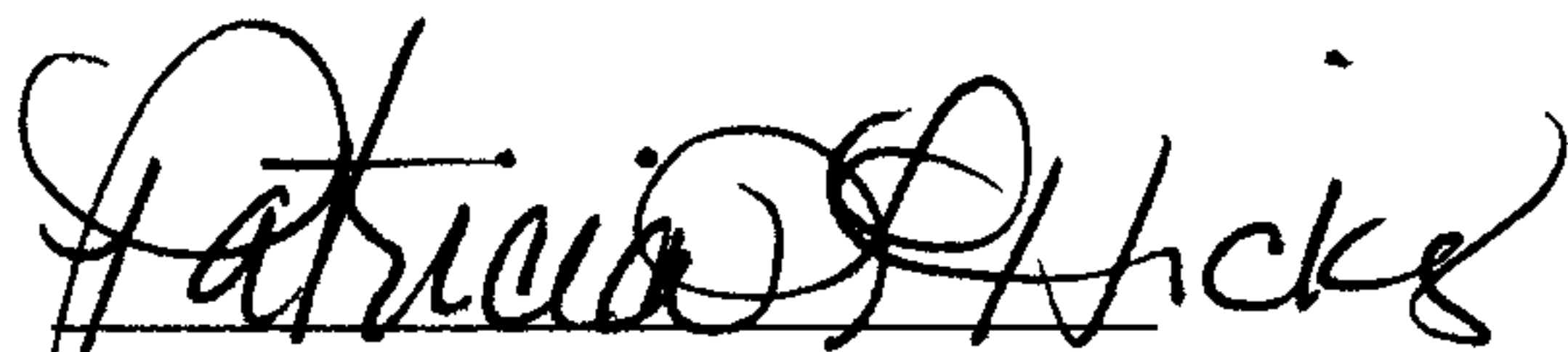
STATE OF Alabama

Shelby County ss:

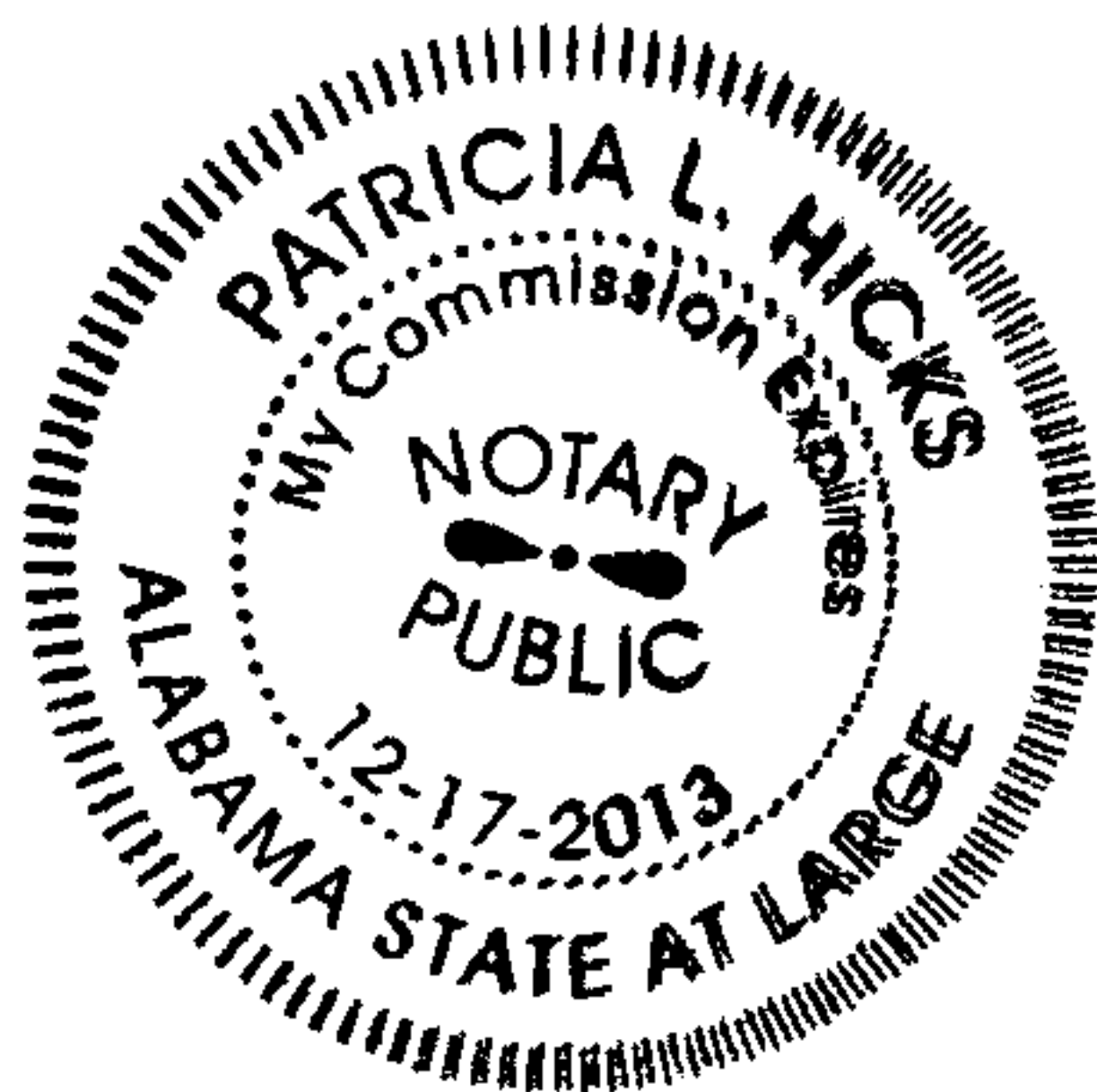
I, Patricia L. Hicks a Notary Public in and for said county in said state, hereby certify that **Robert L. Snider** whose name(s) is/are signed to the foregoing conveyance and who is/are known to me, acknowledged before me on this day that, being informed of the contents of this conveyance, he/she/they executed the same voluntarily.


WITNESS my hand and official seal in the county and state aforesaid this the 2nd day of April, 2013

My Commission Expires: 12/17/13

  
Notary Public

(SEAL)



  
20130410000147040 2/2 \$16.00  
Shelby Cnty Judge of Probate, AL  
04/10/2013 10:36:01 AM FILED/CERT