

(RECORDING INFORMATION ONLY ABOVE THIS LINE)

This Instrument was
prepared by:

A. Scott Roebuck
Attorney at Law
1722 - 2nd Avenue North
Bessemer, Alabama 35020

SEND TAX NOTICE TO:

Wendy Waid
408 Red Bay Cove
Maylene, AL 35114

STATE OF ALABAMA)
)
COUNTY OF SHELBY)

WARRANTY DEED

Know All Men by These Presents: That in consideration of **TWO HUNDRED THOUSAND DOLLARS AND 00/100 (\$200,000.00)**, the amount of which can be verified in the Sales Contract between the parties hereto, to the undersigned grantor, **SAM'S ENTERPRISES, INC., a corporation, whose mailing address is 1874 Eastern Valley Road, Bessemer, AL 35020**, in hand paid by the GRANTEE herein, the receipt of which is hereby acknowledged, the said GRANTOR, does by these presents, grant, bargain, sell and convey unto **WENDY WAID, an unmarried woman, whose mailing address is 408 Red Bay Cove, Maylene, AL 35114** (herein referred to as GRANTEE, whether one or more) the following described real estate, situated in **SHELBY County, Alabama, the address of which is 408 Red Bay Cove, Maylene, AL 35114**; to-wit:

LOT 30, ACCORDING TO THE SURVEY OF LAKE FOREST SUBDIVISION, 6TH SECTOR, AS RECORDED IN MAP BOOK 36, PAGE 35 A & B, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

Subject to:

1. Taxes, assessments and/or fire district dues for the year 2013 and subsequent years.
2. Easement(s), building line(s) and restriction(s) as shown on recorded map.
3. Right-of-way granted to South Central Bell Telephone Company recorded in Deed Book 155, Page 437 and Deed Book 216, Page 517.
4. Title to all minerals within and underlying the premises, together with all mining rights, and other rights, privileges and immunities relating thereto, including release of damages.
5. Right-of-way granted to Alabama Power Company recorded in Deed Book 239, Page 881; Deed Book 150, Page 89; Deed Book 219, Page 127; and Deed Book 124, Page 474.

Shelby County, AL 05/09/2013
State of Alabama
Deed Tax: \$200.00


20130509000193230 1/2 \$215.00
Shelby Cnty Judge of Probate, AL
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TO HAVE AND TO HOLD Unto the said GRANTEE, her heirs and assigns, forever.

And said GRANTOR does for itself, its successors and assigns, covenant with the said GRANTEE, her heirs and assigns, that it is lawfully seized in fee simple of said premises; that it is free from all encumbrances, unless otherwise noted above; that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall warrant and defend the same to the said GRANTEE, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, **SAM'S ENTERPRISES, INC.**, by its President JIMMY W. HUGHES, who is authorized to execute this conveyance, has hereunto set its signature and seal, this the 26th day of **APRIL, 2013**.

SAM'S ENTERPRISES, INC.
By: *Jimmy Hughes*
JIMMY W. HUGHES
Its: PRESIDENT

STATE OF ALABAMA)
)
COUNTY OF JEFFERSON)

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that JIMMY W. HUGHES, whose name as PRESIDENT, of **SAM'S ENTERPRISES, INC., a corporation**, 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 or she, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand this the **26th** day of **APRIL, 2013**.

[Signature]
Notary Public

My Commission Expires: 5-20-16


20130509000193230 2/2 \$215.00
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