

SAMPLE DEED

This Instrument Prepared by:

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Send Tax Notice To:

WARRANTY DEED

**STATE OF ALABAMA
COUNTY OF LAMAR**

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Ten (\$10.00) Dollars and other good and valuable consideration, to the undersigned grantors, in hand paid by the grantee herein, the receipt of which is hereby acknowledged, We,

ABC

(hereinafter referred to as GRANTORS), grant, bargain, sell and convey unto

DEF

(hereinafter referred to as GRANTEE), the following described real estate situated in the County of

LAMAR State of Alabama:

EXHIBIT "A" INSERTED HERE

Subject to ad valorem taxes for the current year and existing easements, restrictions, set-back lines, rights-of-way, encumbrances, and/or limitations, if any, of record.

TO HAVE AND TO HOLD, to the said grantee, in fee simple, her heirs and assigns forever. And I do for myself and for my heirs, executors and administrators, covenant with said grantee, her heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated 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, her heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand, this the ____ day of January, 2010.

ABC

STATE OF ALABAMA

COUNTY OF MARION

I, the undersigned, a Notary Public, in and for said County in said State, hereby certify that ABC, 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 the ____ day of January, 2010.

Notary Public

My Commission Expires: _____