

SEND TAX NOTICE TO:

Joseph Foster Wheeler
(Name) Amanda Link Wheeler
3320 Culloden Way
(Address) Birmingham Alabama 35243

This instrument was prepared by

2446

(Name) William H. Halbrooks
Suite 704, Independence Plaza
(Address) Birmingham, Alabama 35209

FM No. ATC 27 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - ALABAMA TITLE CO., INC., Birmingham, AL.

STATE OF ALABAMA
Jefferson

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Eighteen Thousand Dollars and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Hilary A. Grabowski and wife, Loretta J. Grabowski

(herein referred to as grantors) do grant, bargain, sell and convey unto

Joseph Foster Wheeler and Amanda Link Wheeler

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

Shelby County, Alabama to-wit:

Lot 6, Block 10 according to the Survey of Kerry Downs, a subdivision of Inverness, as recorded in Map Book 5, page 135 in the Office of the Judge of Probate Shelby County, Alabama.

Subject to taxes, easements and restriction of record.

\$112,100.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

1. Deed Tax	\$ 6.00
2. Reg. Fee	_____
3. Recording Fee	2.50
4. Indexing Fee	1.00
TOTAL	9.50

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TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, their heirs and assigns, forever; it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one grantee herein survives the other, the entire interest in fee simple shall pass to the surviving grantee, and if one does not survive the other, then the heirs and assigns of the grantees herein shall take as tenants in common.

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 ~~XXXX~~ 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 hand(s) and seal(s), this 27th

day of June, 19 88

WITNESS:

STATE OF ALABAMA
I CERTIFY THIS INSTRUMENT WAS FILED

88 JUN 30 AM 8:48

JUDGE OF PROBATE

STATE OF ALABAMA
Jefferson

COUNTY

Hilary A. Grabowski (Seal)
Loretta J. Grabowski (Seal)

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Hilary A. Grabowski and Loretta J. Grabowski whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of June, A. D., 19 88

William H. Halbrooks
Notary Public