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Prepared by: Trimmier and Associates, P.C. 22 Inverness Center Parkway, Suite 210, Birmingham, Alabama 35242

Send Tax Notice To: Gayas Ahmed and Fouzia R. Ahmed
6561 Quail Run Drive, Helena, Alabama 35080

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty Eight Thousand and 00/100 Dollars (\$138,000.00) to the undersigned Grantor or Grantors, in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, I(We), Harry L. Brown and wife, Kathleen C. Brown (herein referred to as GRANTOR, whether one or more) do grant, bargain, sell and convey unto, Gayas Ahmed and wife, Fouzia R. Ahmed (herein referred to as GRANTEEES) as joint tenants, with right of survivorship, the following described real estate situated in Shelby, County, Alabama, to-wit:

LOT 7, ACCORDING TO THE MAP AND SURVEY OF QUAIL RUN, PHASE 2, AS RECORDED IN MAP BOOK 7, PAGE 113, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA.

- (1) Subject to property taxes for the current year.
- (2) Subject to easements, restrictions, covenants and conditions, if any.
- (3) Subject to mineral and mining rights.

TO HAVE AND TO HOLD Unto the said GRANTEEES 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 said GRANTEEES, 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 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 15th day of June, 1989.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS INSTRUMENT WAS FILED

89 JUN 19 AM 9:06

1. Deed Tax	\$ 138.00
2. Mtg. Tax	_____
3. Recording Fee	2.50
4. Indexing Fee	2.00
TOTAL	142.50

Harry L. Brown (SEAL)
Harry L. Brown

Kathleen C. Brown (SEAL)
Kathleen C. Brown

STATE OF ALABAMA
COUNTY OF SHELBY
JUDGE OF PROBATE

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Harry L. Brown and wife, Kathleen C. Brown, whose name(s) 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 foregoing conveyance, have executed the same voluntarily on the day the same bears date.
Given under my hand this 15th day of June, 1989.

My Commission Expires: 11-19-90

[Signature]
Notary Public

BOOK 243 PAGE 186

Cambridge Title