

SEND TAX NOTICE TO:

(Name) M. Dan & Janice E. Burt
3305 Argyle Lane
(Address) Birmingham, AL 35242

This instrument was prepared by

(Name) Robert L. Austin

(Address) 120 Summit Parkway, Suite 207, Birmingham, AL 35209

Form 1-1-5 Rev. 5/83

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Thousand and no/100 ----- DOLLARS
(\$2,000.00)

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

Lois F. Roberson, wife of Walter M. Roberson, deceased

(herein referred to as grantors) do grant, bargain, sell and convey unto M. Dan Burt and Wife Janice E. Burt

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

Shelby County, Alabama to-wit:

Description of a part of Lot 9, Block 4, Kerry Downs, a subdivision of Inverness, as recorded in Map Book 5, Pages 135, and 136 in the Probate Office of Shelby County Alabama. More particularly described as follows: Begin at the Northeast corner of said Lot 9 and run Southerly along the east lot line of said Lot 9, 113.59'; thence an angle of right of 95 degrees 15' 11" and run Westerly along the South line of said Lot 9, 4.02 feet; thence an angle right of 84 degrees 44' 49" and run Northerly and parallel to the East line of said Lot 9 113.22 feet to a point of the Southerly right of way line of Argyle Lane as recorded in said Map Book 5, Pages 135 and 136; thence Easterly along said Southerly right of way line 4.0 feet to the point of beginning.

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

91 JAN 29 AM 11:13

Thomas A. Snowden, Jr.
JUDGE OF PROBATE

1. Dead Tax	200
2. Mtg. Tax	
3. Recording Fee	50
4. Indexing Fee	300
5. No Tax Fee	
6. Certified Fee	100
Total	850

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 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, I have hereunto set my hand(s) and seal(s), this 13th day of December, 1990

WITNESS:

(Seal)

(Seal)

(Seal)

Lois F. Roberson
Lois F. Roberson (Seal)

(Seal)

(Seal)

STATE OF ALABAMA

JEFFERSON COUNTY

I, Phyllis Monical, a Notary Public in and for said County, in said State,

hereby certify that Lois F. Roberson

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 has executed the same voluntarily

on the day the same bears date, 13th day of December, A.D. 1990

Given under my hand and official seal this

13th

day of

December

A.D. 19

90

Phyllis Monical