

This instrument was prepared by
(Name) Larry L. Halcomb, Attorney at Law
(Address) 3512 Old Montgomery Highway
Birmingham, Alabama 35209

Send Tax Notice To: Clinton Thigpen
name
4964 Sussex Road
address
Birmingham, Alabama 35243

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA
Shelby COUNTY **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of One Hundred Fifty Five Thousand and no/100 (\$155,000.00)----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Wayne A. Roberts and wife, Melody B. Roberts
(herein referred to as grantors) do grant, bargain, sell and convey unto

Clinton Thigpen & Nell Thigpen
(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 41, according to the Survey of Southern Pines, Fifth Sector, as recorded in Map Book 9,
page 106, in the Office of the Judge of Probate of Shelby County, Alabama. Mineral and
mining rights excepted.

Subject to taxes for 1992.

Subject to building set back line, easements and restrictions as shown by record plat.

Subject to Declaration of Protective Covenants, easements, conditions and limitations in
Real Volume 45, page 128.

Subject to Permit to Alabama Power Company and South Central Bell Telephone Company in
Real 48, page 42.

\$ 142,569.00 of the purchase price recited above was paid from the
proceeds of a mortgage loan closed simultaneously herewith.

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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 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 9th
day of December, 19 91

WITNESS:

_____(Seal) Wayne A. Roberts (Seal)
_____(Seal) Wayne A. Roberts
_____(Seal) Melody B. Roberts (Seal)
_____(Seal) Melody B. Roberts (Seal)

Georgia
STATE OF ~~XXXXXXX~~
Thomas COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State,
hereby certify that Wayne A. Roberts, husband of Melody B. Roberts,
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 9 day of December, A. D., 19 91

Clara Jean Draxler Notary Public.
MY COMMISSION EXPIRES: Notary Public, Thomas County, Georgia

STATE OF Virginia
COUNTY OF Fredricks

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Melody B. Roberts, wife of Wayne A. Roberts, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 9th day of December A.D., 1991.

Gregory A. Pritz
Notary Public

My Commission Expires: 12/31/93

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NOTARY PUBLIC
I CERTIFY THIS
DOCUMENT WAS FILED

91 DEC 19 PM 12:18

JUDGE OF PROBATE

1. Deed Tax	\$ 12.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 21.50