

SEND TAX NOTICE TO:

(Name) Charles E. Morton, Jr.
Carol J. Morton
(Address) 63 Chelsea Village Lane
Chelsea, AL 35043
58-15-3-08-0-000-005.005

This instrument was prepared by

(Name) Clayton T. Sweeney
2100 SouthBridge Parkway, Suite 650
(Address) Birmingham, AL 35209

Form TITLE 5200 1-84
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - THE TITLE GROUP INCORPORATED

STATE OF ALABAMA }
Shelby COUNTY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One Hundred Four Thousand and 00/100----- DOLLARS

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

Ronnie Gulledge, a married man

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

Charles E. Morton, Jr. and Carol J. Morton

(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 5, according to the Survey of Chelsea Village Estates, as recorded in Map Book 13, Page 133, in the Probate Office of Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1992 which are a lien but are not due and payable until October 1, 1992.

Existing easements, restrictions, set-back lines, limitations, of record.

The property conveyed is not the homestead of the grantor or his spouse

Inst # 1992-22528

10/07/1992-22528
08:24 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NCD 7.50

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 25th day of September, 19 92.

WITNESS:

(Seal) _____ (Seal) Ronnie Gulledge (Seal)
Ronnie Gulledge
(Seal) BY: _____ (Seal)
(Seal) _____ (Seal)

STATE OF ALABAMA }
Jefferson COUNTY }

I, _____ the undersigned, a Notary Public in and for said County, in said State,

hereby certify that Ronnie Gulledge 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 25th day of September, A. D., 19 92

[Signature]
Notary Public.

Return To: Corley, Moncus & Ward, P.C.
2100 SouthBridge Parkway
Suite 650
Birmingham, AL 35209