

#500⁰⁰10

THIS INSTRUMENT WAS PREPARED BY

SEND TAX NOTICE TO

Richard C. Shuleva, Attorney
P.O. Box 607
Pelham, Alabama 35124

Wayne & Joyce Hamilton
2 Ridge Lane
Pelham, Alabama 35124

Inst # 1993-19749

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA)
COUNTY OF JEFFERSON) KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Dollar (\$1.00) and love and affection, to the undersigned grantor, in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, I, Wayne Hamilton, a married man, (herein referred to as GRANTOR) do grant, bargain, sell and convey unto, Wayne Hamilton and wife, Joyce Hamilton, (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, any and all interest I may own in a parcel of land situated in Jefferson County, Alabama, described as follows:

Lot 2, according to the survey of Little Oak Ridge Estates, First Sector, as recorded in Map Book 5, Page 30, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Ad Valorem taxes due and payable October 1, 1993.
2. Easements, building lines, restrictions and rights of way of record.
3. Further subject to that mortgage given by Wayne Hamilton to City Federal Savings & Loan Association the 3rd day of February, 1978, as recorded in Mortgage Book 374, Page 356 in the Office of the Judge of Probate of Shelby County, Alabama.

The legal description set out herein was furnished to preparer by the grantor herein without the benefit of survey or title search.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns for such survivor forever, together with every contingent remainder and right of reversion.

And I do for myself and for my heirs, executors, and administrators, covenant with the said GRANTEES, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to the GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 30th day of June, 1993.

Wayne Hamilton
Wayne Hamilton

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public, in and for said County, in said State, hereby certify that Wayne Hamilton, a married man, 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 30th day of June, 1993.

August 5, 1996
My Commission Expires

Jammy Cooper Boone
Inst Notary Public 1993-19749

07/07/1993-19749
09:31 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.00