

SEND TAX NOTICE TO:

(Name) Craig L. Waskow
Patricia L. Waskow
(Address) 5525 Afton Drive
Birmingham, AL 35242

This instrument was prepared by

(Name) Stewart-Davis, P.C.
3800 Colonnade Parkway, Suite 650
(Address) Birmingham, AL 35243

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 Eighty Nine Thousand and 00/100----- DOLLARS

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

Warren D. Debardelaben, Jr. and wife, Mae C. Debardelaben

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

Craig L. Waskow and Patricia L. Waskow

(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 17, in Block 6, according to the amended plat of Woodford, A subdivision of Inverness, as recorded in Map Book 8, page 51 A, B, C & D in the Office of the Judge of Probate of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1995 which are a lien but are not due and payable until 10/1/95
Existing easements, restrictions, set-back lines, limitations, of record.

Inst # 1995-07697

03/27/1995-07697
09:14 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SNA 46.50

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, we have hereunto set our hand(s) and seal(s), this 13th day of March, 19 95.

WITNESS:

(Seal)

(Seal)

(Seal)

Warren D. Debardelaben, Jr. (Seal)
Mae C. Debardelaben (Seal)

(Seal)

STATE OF ALABAMA

Jefferson COUNTY }

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Warren D. Debardelaben, Jr. and wife, Mae C. Debardelaben whose names 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 conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 13th day of March, A. D., 19 95

Richard Davis
Comm Exp 2-9-99

Notary Public