



# JEFFERSON TITLE CORPORATION

This instrument was prepared by P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

SEND TAX NOTICE TO:  
Christopher Tolliver  
1122 MacQueen Circle  
Helena, AL 35089

(Name) Brown and Battles, LLC  
(Address) 3150 Hwy 52 W, Pelham, AL 35124

## WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS,

Shelby COUNTY

That in consideration of One Hundred Forty-Nine Thousand Nine Hundred (\$149,900.00) DOLLARS

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

Susan A. Clark and husband, Robert Estrada, III

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

Christopher Tolliver and wife, Cynthia L. Tolliver

(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 30, according to the Survey of Second Sector Fieldstone Park, as recorded in Map Book 16, Page 114, in the Probate Office of SHELBY County, Alabama.

Mineral and mining rights excepted.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$119,900.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

Susan A. Clark and Susan A. Clark Estrada are one in the same.

05/10/2000-15388  
09:12 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 28th day of April, 2000

WITNESS:

(Seal)

Susan A. Clark

(Seal)

(Seal)

Robert Estrada, III

(Seal)

(Seal)

STATE OF ALABAMA

Shelby COUNTY

General Acknowledgment

I, B. Christopher Battles, a Notary Public in and for said County, in said State, hereby certify that Susan A. Clark and husband, Robert Estrada, III whose name 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 28th day of April, A.D. 2000

My Commission Expires: 2-25-2001

Notary Public

Inst # 2000-15388