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Shelby Cnty Judge of Probate, AL
05/20/2004 08:28:00 FILED/CERTIFIED

THE STATE OF ALABAMA)
COUNTY OF SHELBY)

QUIT CLAIM DEED

\$10,000.00

KNOW ALL MEN BY THESE PRESENTS, that in consideration of One and No/100 DOLLARS and other valuable considerations to the undersigned GRANTOR in hand paid by the GRANTEE herein, the receipt hereof, is hereby acknowledged, I, Dan R. Elkins, a single man (herein referred to as GRANTOR), does remise, release, quit-claim and convey to Dan R. Elkins and Charles A. Mollica, Jr., (herein referred to as GRANTEE), as joint tenants with right of survivorship, their successors and assigns, all of her right, title and interest, in the following described real estate situated in the County of Shelby, and State of Alabama, to-wit:


Lot 9, according to the survey of Park Forest Subdivision, First Sector, as recorded in Map Book 7, Page 155, in the Probate Office of Shelby County, Alabama.

This conveyance is made subject to covenants, restrictions, reservations, easements and rights-of-ways, if any, heretofore imposed of record affecting Grantor's title to said property, and municipal zoning ordinances now or hereafter becoming applicable and taxes or assessments now or hereafter becoming due against said property.

SCRIVENER ONLY. NO TITLE SEARCH PERFORMED.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants, with right of survivor ship, 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.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 17th day of May, 2004.

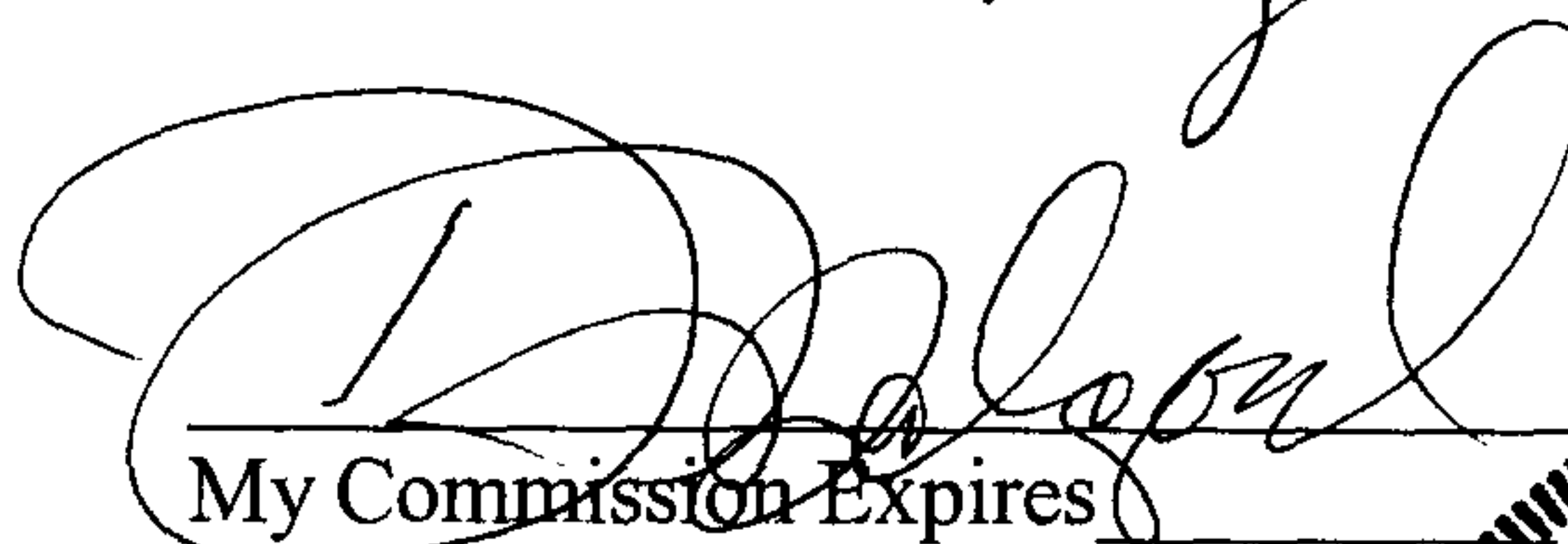
 (L.S.)
Dan R. Elkins

THE STATE OF ALABAMA)
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said State and County, hereby certify that Christie R. Walden, a single Woman, whose name is signed to the foregoing conveyance, and who is known to me acknowledged before me on this day, that, being informed on 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 the 17th day of May, 2004.

SEAL


My Commission Expires

THIS DOCUMENT PREPARED BY:
Daniel P. Rosser
P.O. Box 59543
Birmingham, Alabama 35259

