

This instrument was prepared by:  
✓ Anthony D. Snable, Attorney  
1629 11<sup>th</sup> Avenue South  
Birmingham, Al 35205

Send Tax Notices to:  
Mansell M. Garrett  
Betsy A. Garrett  
125 Sandpebble Street  
Alabaster, AL 35007

STATUTORY WARRANTY DEED  
JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP



20060503000208200 1/2 \$89.00  
Shelby Cnty Judge of Probate, AL  
05/03/2006 02:21:43PM FILED/CERT

STATE OF ALABAMA )

SHELBY COUNTY )

KNOW ALL MEN BY THESE PRESENTS

*Value  
\$ 75,000.00*

That in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, to the undersigned Grantor(s), Mansell M. Garrett and wife, Betsy A. Garrett, (herein referred to as Grantor(s), in hand paid by the Grantee(s) herein, the receipt and sufficiency of which is hereby acknowledged, the said Grantor(s) do by these presents, grant, bargain, sell and convey unto the said Mansell M. Garrett and Betsy A. Garrett, (herein referred to as Grantee(s), the following described real estate, situated in Shelby County, Alabama to-wit:

Lot 37, according to the Map of Second Sector, Portsouth, as recorded in Map Book 6, Page 37, in the Probate Office of Shelby County, Alabama. . .

Subject to:

1. Advalorem taxes for the current tax year 2006.
2. Easements, conditions, restrictions and reservations of record, if any.

The purpose of this conveyance is to establishing a joint tenancy with rights of survivorship in the grantees named herein.

ATTORNEY MAKES NO CERTIFICATION AS TO TITLE AND LEGAL DESCRIPTION:

TO HAVE AND TO HOLD, to 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.


IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 27<sup>th</sup> day of April, 2006.

Mansell M. Garrett  
Mansell M. Garrett

Betsy A. Garrett  
Betsy A. Garrett

STATE OF ALABAMA )

SHELBY COUNTY )

  
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I, the undersigned, a Notary Public in and for said State and in said County, hereby certify that Mansell M. Garrett and wife, Betsy A. Garrett 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 on this the 27<sup>th</sup> day of APRIL, 2006.

[Signature] STATE AT LARGE  
NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Dec 15, 2007  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: Dec 15, 2007  
BONDED THRU NOTARY PUBLIC UNDERWRITERS

Shelby County, AL 05/03/2006  
State of Alabama

Deed Tax: \$75.00