This instrument was prepared by:
Michael T. Atchison, Attorney at Law, Inc.
101 West College
Columbiana, AL 35051

Send Tax Notice To: Brandon Jones
129 Wilshire Dr
Franklin TN 37064

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY

} KNOW ALL MEN BY THESE PRESENTS,

20061018000515260 1/1 $155.00
Shelby Cnty Judge of Probate, AL
10/18/2006 09:37:49AM FILED/CERT

That in consideration of Two Hundred Eighty-Seven Thousand, Five Hundred and no/100 Dollars ($287,500.00) to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Harold G. Jones and wife, Betty K. Jones (herein referred to as grantors) do grant, bargain, sell and convey unto Brandon Jones and wife, Jennifer Jones (herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama to-wit:

AN UNDIVIDED ONE-HALF INTEREST IN AND TO THE FOLLOWING DESCRIBED PROPERTY, TO-WIT:

SE ¼ of the SE ¼ of Section 5, Township 18 South, Range 2 East;
SW ¼ of the SW ¼ of Section 4, Township 18 South, Range 2 East;
NE ¼ of the NE ¼ of Section 8, Township 18 South, Range 2 East.
Situated in Shelby County, Alabama.

Subject to taxes for 2007 and subsequent years, easements, restrictions, rights of way, and permits of record.

All of the purchase price was paid from the proceeds of first and second mortgage loans closed simultaneously herewith.

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 hands and seals, this 13th day of October, 2006.

_____	(Seal)	Harold G. Jones Harold G. Jones	(Seal)
_____	(Seal)	Betty K. Jones Betty K. Jones	(Seal)
_____	(Seal)	_____	(Seal)
		_____	(Seal)

STATE OF TENNESSEE

COUNTY OF Rutherford

} General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Harold G. Jones and wife, Betty K. Jones 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 October, 2006.

My commission expires: 1/28/07

Notary Public

RICK G. MANSFIELD
NOTARY PUBLIC AT LARGE
RUTHERFORD COUNTY, TENN.

Shelby County, AL 10/18/2006
State of Alabama

Deed Tax:$144.00