


\$149,900 of the Purchase Price was pd by a mtg. Filed Simultaneously herewith.

THIS INSTRUMENT PREPARED BY:
Douglas H. Scofield, Atty
P O BOX 381704
BIRMINGHAM, AL 35238

**WARRANTY DEED WITH JOINT
RIGHT OF SURVIVORSHIP**


20061109000551120 1/2 \$15.00
Shelby Cnty Judge of Probate, AL
11/09/2006 09:08:51AM FILED/CERT

STATE OF ALABAMA
JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **One Hundred Forty Nine Thousand Nine Hundred and no Dollars 00/100**, (\$149,900.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **JANICE K. MAYERS, AN UNMARRIED WOMAN**, (hereinafter called "Grantor") does hereby GRANT, BARGAIN, SELL AND CONVEY unto **TRAE L. THOMPSON AN UNMARRIED MAN AND DERRICK DEAN, AN UNMARRIED MAN**, as Joint Tenants with Right of Survivorship (hereinafter called "Grantee"), the following described real estate, situated in **SHELBY** County, Alabama, to-wit:

See attached copy of Schedule A Legal Description:

Together with any improvements and/or personal property affixed thereto.

This conveyance is made subject to the following:

1. Taxes due October 1, 2006.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

Grantor does individually and for the heirs, executors and administrators of the Grantors covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the said premises; that the Grantor and the heirs, executors, and administrators of the Grantor shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor has executed this Deed on this the 31ST day of OCTOBER, 2006.


JANICE K. MAYERS

STATE OF ALABAMA
JEFFERSON COUNTY

I, a Notary Public, for the State at Large, hereby certify that **JANICE K. MAYERS, AN UNMARRIED WOMAN**, whose name is /are signed to the foregoing Warranty Deed, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that she executed the same voluntarily on the day the same bears dated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this the 31ST day of OCTOBER 2006.



Notary Public: DOUGLAS H. SCOFIELD
My Commission Expires: 10/07/2010

(Seal)



20061109000551120 2/2 \$15.00
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EXHIBIT "A"
Legal Description

LOT 19, ACCORDING TO THE FINAL PLAT, PARK FOREST VILLAGE,
AS RECORDED IN MAP BOOK 31, PAGE 51 IN THE PROBATE OFFICE
OF SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY,
ALABAMA.

SUBJECT TO ALL RESTRICTIONS, RESERVATIONS, RIGHTS, EASEMENTS,
RIGHTS-OF-WAY, PROVISIONS, COVENANTS, TERMS, CONDITIONS AND
BUILDING SET BACK LINES OF RECORD.

ADDRESS: 233 FOREST VILLAGE LANE; ALABASTER, AL 35007 TAX MAP OR
PARCEL ID NO.: 23-7-26-0-010-019.000

SUBJECT PROPERTY IS LOCATED IN SHELBY COUNTY.

J. Kra
