This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice To:
Danica L. Connell and James D. Connell, Jr.
2028 Timber Lane
Alabaster, Alabama 35007

STATE OF ALABAMA )
: **JOINT SURVIVORSHIP DEED**
COUNTY OF SHELBY )

**KNOW ALL MEN BY THESE PRESENTS**: That, for and in consideration of **Three Hundred Thirty Thousand and 00/100 ($330,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned **David P. Levey, and wife, Holly R. Levey,** (hereinafter referred to as GRANTORS), in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEES, **Danica L. Connell and James D. Connell, Jr.,** (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

**See Exhibit "A" attached hereto for legal description.**

Subject To:
Ad valorem taxes for 2007 and subsequent years not yet due and payable until October 1, 2007. Existing covenants and restrictions, easements, building lines and limitations of record.

All of the consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEES, for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor, forever.

AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEES, and with GRANTEES' heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' heirs, executors and administrators shall, warrant and defend the same to said GRANTEES, and GRANTEES' heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the **26th** day of **March, 2007.**

20070406000157860 1/2 $15.00
Shelby Cnty Judge of Probate, AL
04/06/2007 10:41:52AM FILED/CERT

**David P. Levey**

**Holly R. Levey**

**STATE OF ALABAMA** )
:
**COUNTY OF JEFFERSON** )

**I, the undersigned, a Notary Public, in and for said County and State, hereby certify that David P. Levey, and wife, Holly R. Levey , 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 Instrument they executed the same voluntarily on the day the same bears date.**

**IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 26th day of March, 2007.**

**NOTARY PUBLIC**
**My Commission Expires:** 6-5-2007

CLAYTON T. SWEENEY NOTARY PUBLIC ALABAMA STATE AT LARGE

**CLAYTON T. SWEENEY, ATTORNEY AT LAW**

**EXHIBIT "A"**

20070406000157860 2/2 $15.00
Shelby Cnty Judge of Probate, AL
04/06/2007 10:41:52AM FILED/CERT

PARCEL I:

Commence at the Southeast corner of the Southwest ¼ of the Northeast ¼ of Section 5, Township 21 South, Range 2 West, run North along the East line thereof 500.00 feet to point of beginning; thence continue along the last described course 1245.77 feet; thence 109 degrees 30 minutes 06 seconds left and run 371.3 feet; thence 70 degrees 29 minutes 52 seconds left and run South parallel to the East line of said ¼ - ¼ section 439.41 feet; thence 90 degrees 00 minutes left and run 290.00 feet; thence 90 degrees 00 minutes right and run South parallel to the East line of said ¼ - ¼ section 727.71 feet; thence 127 degrees 03 minutes 28 seconds left and run 75.18 feet to the point of beginning. Situated in Shelby County, Alabama.

PARCEL II:

Together with a non-exclusive 60 foot easement for ingress and egress, the centerline of which is described as follows:

Commence at the Southeast corner of the Southwest ¼ of the Northeast ¼ of Section 5, Township 21 South, Range 2 West and run North along the East line thereof 500.00 feet to the point of beginning; thence 127 degrees 03 minutes 28 seconds left and run 242.47 feet to the point of beginning; thence 17 degrees 05 minutes 15 seconds left and run 147.71 feet; thence 10 degrees 54 minutes 41 seconds right and run 245.28 feet; thence 36 degrees 13 minutes 30 seconds left and run 233.93 feet; thence 60 degrees 02 minutes 50 seconds and run 494.36 feet; thence 33 degrees 50 minutes left for 279.16 feet; thence 30 degrees 56 minutes right and run 175.87 feet to a point on the right of way line of Oakwood Lane and the point of ending of said easement.