

20081125000449510 1/2 \$16.00  
Shelby Cnty Judge of Probate, AL  
11/25/2008 11:25:10AM FILED/CERT

John R. Holliman  
2491 Pelham Pkwy, 205-663-0281 WARRANTY DEED, JOINTLY FOR  
Pelham, Al 35124 LIFE WITH REMAINDER TO  
SURVIVOR

Sales price:\$155,000.00

STATE OF ALABAMA  
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Ten and no/100 (\$10.00) Dollars to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, Percy L. Hurtado and Mary Carol Hurtado, husband and wife, (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto J. Gardner Moskot and Rebecca A. Moskot, (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 56 according to the Survey of Second Sector, Portsouth as recorded in Map Book 6, Page 37, Shelby County, Alabama Records.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

Send Tax Notice to:  
J. Gardner Moskot  
109 Yachtsman Street  
Alabaster, Alabama 35007

\$152,981.00 was paid from a first mortgage recorded herewith.

Together with all and singular the tenaments, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

TO HAVE AND TO HOLD the same unto 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, together with every contingent remainder and right of reversion.

Shelby County, AL 11/25/2008  
State of Alabama  
Deed Tax:\$2.00

And said GRANTORS do for themselves, their successors and assigns covenant with the said GRANTEES, their heirs and assigns, that GRANTORS are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that GRANTORS have a good right to sell and convey the same as aforesaid; that GRANTORS will and their heirs and assigns 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 on this the 17 day of NOV., 2008.

Percy L. Hurtado by Mary Carol Hurtado,  
Percy L. Hurtado, by Mary Carol as attorney-in-fact  
Hurtado, as attorney-in-fact *in fact*

Mary Carol Hurtado  
Mary Carol Hurtado

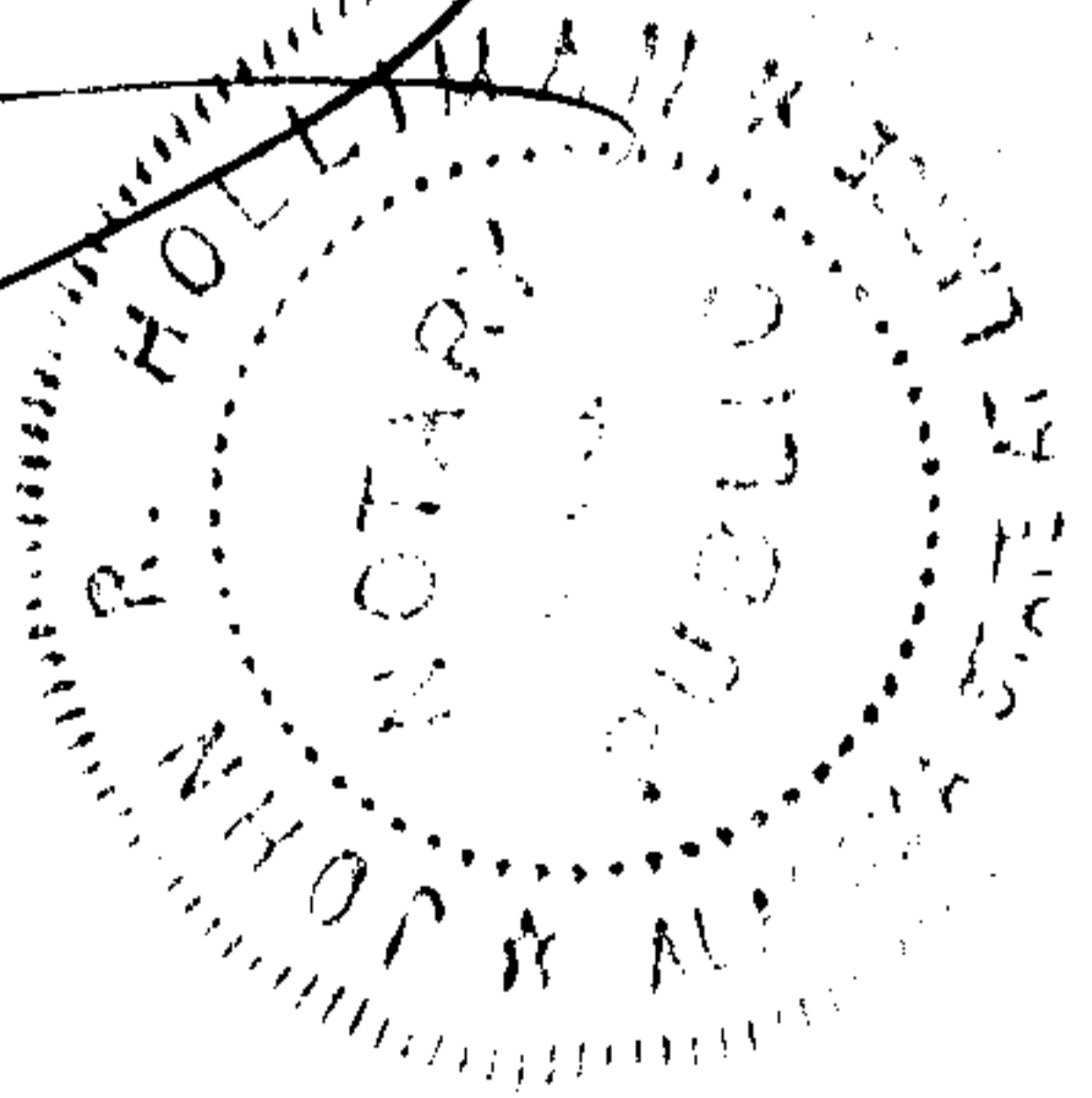
STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Percy L. Hurtado, by Mary Carol Hurtado as attorney in fact, and Mary Carol Hurtado, husband and wife, 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 the 17 day of NOV., 2008.

[Signature]  
Notary Public  
**JOHN R. HOLLIMAN**  
NOTARY PUBLIC - ALABAMA  
My Commission Expires  
8-29-10



My Commission Expires:

8-29-10

**HOLLIMAN & SHOCKLEY**  
ATTORNEYS AT LAW  
2491 PELHAM PARKWAY  
PELHAM, ALABAMA 35124

