

This instrument was prepared by

(Name) William H. Halbrooks, Attorney  
(Address) Suite 704 Independence Plaza  
Birmingham, AL 35209

Send Tax Notice To: Furman Yates McCullough  
2525 Chandawood Lane  
Pelham, AL 35124  
address

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA  
JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy Eight Thousand and no/100 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Roy G. Donaldson and wife, Gwen B. Donaldson

(herein referred to as grantors) do grant, bargain, sell and convey unto

Furman Yates McCullough and Mary J. McCullough

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in  
Shelby County, Alabama to-wit:

Lot 258, according to the Survey of Chandalar South,  
Sixth Sector Addition, as recorded in Map Book 7, page  
50, in the Probate Office of Shelby County, Alabama.

1. Deed Tax \$ 4.00  
2. Mtg. Tax  
3. Recording Fee 2.50  
4. Indexing Fee 1.00  
TOTAL 7.50

Subject to taxes, easements and restrictions of record.

\$74,100.00 of the purchase price recited above was paid  
from a mortgage loan 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 (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 our 15th  
have hereunto set hand(s) and seal(s), this  
day of December, 1986.

WITNESS:

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
1987 JAN -8 PM 5:01

STATE OF ALABAMA  
JEFFERSON COUNTY

Roy G. Donaldson (Seal)  
Gwen B. Donaldson (Seal)

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,  
hereby certify that Roy G. Donaldson and wife, Gwen B. Donaldson  
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, 15th December 86

Given under my hand and official seal this day of A. D., 19