

This instrument was prepared by

(Name) Jones & Waldrop
(Address) 1009 Montgomery Highway
Birmingham, Al. 35216
#126/90

Send Tax Notice To: Scottie D. Hawkins
name 124 Cedar Cove Dr.
Pelham, Al. 35124
address

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP STEWART TITLE OF BIRMINGHAM, INC.

STATE OF ALABAMA

Shelby COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One hundred sixteen thousand five hundred and no/100 (\$116,500.00) DOLLARS

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

David R. Emory and his wife Rozanne S. Emory

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

Scottie D. Hawkins and Susan K. Hawkins

(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 13, Block 1, according to the Survey of Cedar Cove, Phase III
as recorded in Map Book 10, page 34 in the Probate Office of
Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to: All easements, restrictions and rights of way of record.

\$93,200 of the above mentioned purchase price was paid for from a mortgage
loan which was closed simultaneously herewith.

STATE OF ALA. SHELBY CO.
I CERTIFY THIS
INSTRUMENT WAS FILED

90 MAY -2 AM 10:53

1. Deed Tax	\$ 23.50
2. Mtg. Tax	\$
3. Recording Fee	\$ 2.50
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 30.00

J. Thomas C. Shaw, Jr.
JUDGE OF PROBATE

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 hand(s) and seal(s), this 27
day of April, 1990

WITNESS:

_____(Seal)
_____(Seal)
_____(Seal)

David R. Emory (Seal)
DAVID R. EMORY
Rozanne S. Emory (Seal)
ROZANNE S. EMORY (Seal)

STATE OF ALABAMA
Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,
hereby certify that David R. Emory and his wife Rozanne S. Emory
whose name s 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 have executed the same voluntarily
on the day the same bears date.

Given under my hand and official seal this 27 day of April, A. D., 1990

Notary Public.