

SEND TAX NOTICE TO:

(Name) Alvis W. Ellis  
Mary Gladys Ellis  
(Address) 3197 Bradford Place  
Birmingham, AL 35242

This instrument was prepared by

(Name) Clayton T. Sweeney  
2100 South Bridge Parkway, Suite 650  
(Address) Birmingham, AL 35209

Form TICOR 5400 1-84

**CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - TICOR TITLE INSURANCE**

STATE OF ALABAMA } **KNOW ALL MEN BY THESE PRESENTS.**  
COUNTY OF Shelby }

That in consideration of Two Hundred Eighty Five Thousand and 00/100 Dollars

to the undersigned grantor, William J. Acton Construction, Inc. a corporation,  
(herein referred to as GRANTOR). in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, the said GRANTOR  
does by these presents, grant, bargain, sell and convey unto

Alvis W. Ellis & Mary Gladys Ellis

(herein referred to as GRANTEEES) as joint tenants, with right of survivorship, the following described real estate, situated in  
Lot 68, according to the Survey of Meadow Brook, 18th Sector, Phase I,  
as recorded in Map Book 10, Page 26, in the Probate Office of Shelby  
County, Alabama.

Subject to:

Advalorem taxes for the year 1992 which are a lien but are not due and payable  
until October 1, 1992.

Existing easements, restrictions, set-back lines, limitations, of record.

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285.00  
2.50  
4.00  
291.50

1. Deed Tax \$ 285.00  
2. Mtg. Tax \$ 2.50  
3. Recording Fee \$ 3.00  
4. Indexing Fee \$ 1.00  
5. No Tax Fee \$  
6. Certified Fee \$ 1.00  
Total \$ 291.50

TO HAVE AND TO HOLD unto the said GRANTEEES 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 grantee herein shall take as tenants in common. And said GRANTOR  
does for itself, its successors and assigns, covenant with said GRANTEEES, their heirs and assigns, that it lawfully seized in fee simple of said  
premises, that they are free from all encumbrances, unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid,  
and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEEES, their heirs, executors and assigns  
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, William J. Acton  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 22nd day of January 19 92

ATTEST:  
By William J. Acton  
William J. Acton Construction, Inc.  
President

STATE OF Alabama }  
COUNTY OF Jefferson }  
92 MAR -9 AM 11:00

I, the undersigned JUDGE OF PROBATE a Notary Public in and for said County in said  
State, hereby certify that William J. Acton  
whose name as President of William J. Acton Construction, Inc.  
a corporation, is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day that, being informed of the  
contents of the conveyance, he, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 22nd day of January 19 92

My Commission Expires: 5-29-95

[Signature]  
Notary Public

copy notes & hand