

THIS INSTRUMENT PREPARED BY:  
MICHAEL G. GRAFFEO, ATTORNEY  
2125 Morris Avenue  
Birmingham, Alabama 35203

28  
SEND TAX NOTICE TO:  
Terry L. Martin  
911 Gardens Place  
Birmingham, Alabama 35216

WARRANTY DEED (With Survivorship)

STATE OF ALABAMA )

JEFFERSON COUNTY )

KNOW ALL MEN BY THESE PRESENTS:

Value 500.00  
That in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable consideration, to the undersigned grantor, Terry L. Martin and wife, Catherine M. Martin (herein referred to as Grantors), in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, the said Grantors do by these presents, grant, bargain, sell and convey unto Terry L. Martin and Catherine M. Martin (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 4, according to the survey of St. Ives at Greystone, as recorded in Map Book 15 page 70 A & B, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

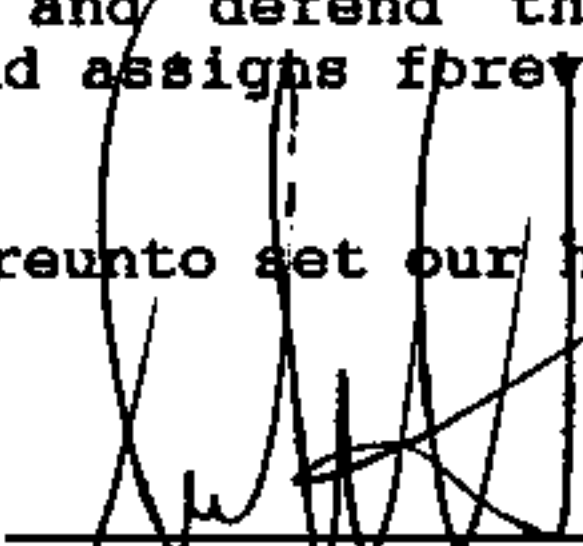
SUBJECT TO:

1. Advalorem taxes for the current tax year, 1992.
2. Easements, restrictions and reservations of record.

BOOK 393 PAGE 546  
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 we, do for ourselves and for our heirs, executors, and administrators, covenant with the grantees, and the grantees' heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we, have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the grantees and the grantees' heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 4th day of March, 1992.

  
Terry L. Martin

  
Catherine M. Martin

Naffar

STATE OF ALABAMA )

JEFFERSON COUNTY )

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Terry L. Martin and wife, Catherine M. Martin, 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 4th day of March, 1992.

*Chris M. Hall*

Notary Public

My Commission Expires: 12-26-94

BOOK 393 PAGE 547

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

92 MAR 10 AM 10:05

RECORD OF PROBATE

1. Deed Tax	\$ 1.50
2. Int. Tax	\$
3. Recording Fee	\$ 5.00
4. Indexing Fee	\$ 3.00
5. No Tax Fee	\$
6. Certified Fee	\$ 1.00
Total	\$ 9.50