

THIS INSTRUMENT PREPARED BY:
Porterfield, Harper & Mills, P.A.
#2 Office Park Circle, Suite 1
Birmingham, Alabama 35223

SEND TAX NOTICE TO:

ERIC S. LIKOS
2224 VANESSA DRIVE
HOOVER, AL 35242

Cons. 178,000
Mtg. 155,000

WARRANTY DEED

STATE OF ALABAMA)
COUNTY OF SHELBY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED SEVENTY EIGHT THOUSAND AND NO/100 -----
(\$178,000.00) Dollars to the undersigned grantor (whether one or more)
in hand paid by the grantee herein, the receipt whereof is acknowledged, I or
we, ERIC B. WOLBACH AND WIFE, DONNA S. WOLBACH, herein referred to as
grantor, whether one or more) do grant, bargain, sell and convey unto
ERIC S. LIKOS AND ANN D. LIKOS, (herein referred
to as grantee, whether one or more), the following described real estate
situated in Shelby County, Alabama to-wit:

Lot 9, according to the Survey of Altadena Woods, 4th Sector, as
recorded in Map Book 10, page 62, in the Probate Office of Shelby
County, Alabama.

This conveyance is made subject to ad valorem taxes for the current
year; all easements, restrictive covenants, reservations and
rights of way appearing of record affecting the property.

04/28/1992-6236
10:52 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 29.50

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.

TO HAVE AND TO HOLD Unto the said grantee, his, her or their heirs and
assigns forever.

And we do for ourselves and for our heirs, executors, and administrators
covenant with the said GRANTEES, their 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 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, this
27th day of March, 1992.

(SEAL) Eric B. Wolbach
Eric B. Wolbach

Donna S. Wolbach (SEAL)
Donna S. Wolbach

STATE OF ALABAMA)
COUNTY OF Jefferson)

I, the undersigned, a Notary Public in and for said County, in said
State, hereby certify that Eric B. Wolbach and Donna S. Wolbach 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 seal this 27th day of March,
1992.

MY COMMISSION EXPIRES: 11-13-94

James A. Bartlett
NOTARY PUBLIC