

This instrument was prepared by:
(Name) Courtney Mason & Associates, P.C.
(Address) 100 Concourse Parkway, Suite 350
Birmingham, Alabama 35244

Send Tax Notice to:
(Name) Michael S. Moon
(Address) 2576 Willow Brook Circle
Birmingham, Alabama 35242

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA

Shelby COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of ONE HUNDRED NINETY THOUSAND AND NO/100ths (\$190,000.00) DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, William J. Hemingway and wife, Darlene Hemingway (herein referred to as grantors) do grant, bargain, sell and convey unto Michael S. Moon and wife, Jo Lynn Moon (herein referred to as GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 37, according to the Survey of Willobrook, as recorded in Map Book 11, Page 48 A & B, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to existing easements, current taxes, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$171,000.00 of the above-recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Inst # 1992-31172

12/23/1992-31172
03:52 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 25.50

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever.

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 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 17 day of December, 19 92.

WITNESS

(Seal)

(Seal)

(Seal)

William J. Hemingway (Seal)
Darlene Hemingway (Seal)
Darlene Hemingway (Seal)

STATE OF ~~ALABAMA~~ Kentucky
Campbell COUNTY } General Acknowledgment

I, SHIRLEY A. REILEY, a Notary Public in and for said County, in said State, hereby certify that William J. Hemingway and wife, Darlene Hemingway 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 17th day of December A.D., 19 92

SHIRLEY A. REILEY

Shirley A. Reiley
Notary Public