

This instrument was prepared by

Send Tax Notice To: JOHN DANIEL MYERS
name 4025 Meadowwood Drive
Birmingham, Alabama 35242
address

(Name) HOLLIMAN, SHOCKLEY & KELLY
3821 Lorna Road, Suite 110
(Address) Riverchase, Alabama 35244

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

JEFFERSON COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Forty Thousand Five hundred & No/100----- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
THOMAS G. ALFSEN, a single man and CHERYL D. ALFSEN LIBRIZZI, a married woman
(herein referred to as grantors) do grant, bargain, sell and convey unto
JOHN D. MYERS and wife, KERYN M. MYERS

(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 16 according to the Meadowood Estates as recorded in Map Book 10,
Page 33, in the Office of the Judge of Probate of Shelby County,
Alabama; being situated in Shelby County, Alabama.

SUBJECT TO:

1. Taxes for 1993 and subsequent years.
2. Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.

\$133,450.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

CHERYL D. ALFSEN LIBRIZZI is one and the same person as CHERYL D. ALFSEN

The property being conveyed herein does not constitute the homestead of either grantor.

Inst # 1993-00707

01/08/1993-00707
11:05 AM CERTIFIED
CLERK OF PROBATE

TO HAVE AND TO HOLD Unto the said GRANTEES as joint tenants, with right of survivorship, unto 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 the premises 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 11th day of December, 19 92

WITNESS:

(Seal)

(Seal)

(Seal)

Thomas G. Alfsen (Seal)
THOMAS G. ALFSEN
Cheryl D. Alfsen Librizzi (Seal)
CHERYL D. ALFSEN LIBRIZZI

STATE OF ~~ALABAMA~~ MICHIGAN
OAKLAND COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that THOMAS G. ALFSEN, a single man whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 11th day of December, A. D. 19 92
KAREN E. WARE
Notary Public.

STATE OF New Hampshire

Grafton COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that CHERYL D. ALFSEN LIBRIZZI whose name 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14th day of December, 1992.

Donna L. Bachelier
NOTARY PUBLIC
DONNA L. BACHELIER, Notary Public
My Commission Expires April 8, 1997

Inst # 1993-00707

01/08/1993-00707
11:05 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

Return to: JAMES A. HOLLIMAN
Attorney at Law
Chase Commerce Plaza 110
3821 Lorna Rd.
BIRMINGHAM, AL 35244

TO

002 MC 16.50
WARRANTY DEED
JOINT TENANTS WITH
RIGHT OF SURVIVORSHIP

Recording Fee \$
Deed Tax \$

This Form Furnished by

LAND TITLE COMPANY OF ALABAMA

600 20TH STREET NORTH
BIRMINGHAM, ALABAMA 35203-2693
(205) 251-2871