

**SEND TAX NOTICE TO:**

Thomas M. Milko  
(Name) M. Elizabeth Milko  
1083 Country Club Circle  
(Address) Birmingham, Alabama 35244

This instrument was prepared by

(Name) Gene W. Gray, Jr.  
2100 SouthBridge Parkway Suite 650  
(Address) Birmingham, Alabama 35209

Form TITLE 5400 1-84

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - THE TITLE GROUP INCORPORATED

STATE OF ALABAMA  
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of FOUR HUNDRED SIXTY ONE THOUSAND NINE HUNDRED NINETY EIGHT AND 08/100-----

to the undersigned grantor, ED GRAY HOMES, 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

Thomas M. Milko and M. Elizabeth Milko  
(herein referred to as GRANTEEES) as joint tenants, with right of survivorship, the following described real estate, situated in  
Shelby County, Alabama.

Lot 3428, according to the Survey of Riverchase Country Club 34th  
Addition, as recorded in Map Book 15, Page 32, in the Office of  
the Judge of Probate of Shelby County, Alabama; being situated  
in Shelby County, Alabama.

Subject to:

Advalorem taxes for the year 1993 which are a lien, but not due and  
payable until October 1, 1993.

Existing easements, rights of way and restrictions of record.

\$ 290,000.00 of the consideration was paid from the proceeds of a  
mortgage loan.

Inst # 1993-02344


01/25/1993-02344  
02:41 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MCD 178.50

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 grantees 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 is 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,  
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 21st day of January 19 93

ATTEST:

ED GRAY HOMES, INC.

By  President

Secretary

STATE OF Alabama  
COUNTY OF JEFFERSON

I, Gene W. Gray, Jr. a Notary Public in and for said County in said  
State, hereby certify that Ed Gray

whose name as President of ED GRAY HOMES, 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 21st day of January 19 93

Gene W. Gray, Jr. Notary Public