

This instrument was prepared by

Send Tax Notice To: Patrick D. Collins

(Name) William H. Halbrooks, Atty

name

3032 Brookhill Drive

address

Birmingham, Alabama 35243

(Address) 704 Independence Plaza  
Birmingham, AL 35209

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED SEVENTY SIX THOUSAND NINE HUNDRED AND NO/100-----  
DOLLARS (\$176,900.00)  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Billy Wayne Cooke and wife, Debbie W. Cooke

(herein referred to as grantors) do grant, bargain, sell and convey unto Patrick D. Collins and Carolyn A. Harris

(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 60, according to the Survey of Meadow Brook, 17th Sector, as recorded in  
Map Book 9, Page 158 A & B, in the Probate Office of Shelby County, Alabama;  
being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

\$168,000.00 of the purchase price recited above was paid from a mortgage loan  
closed simultaneously herewith.

Inst # 1993-03369

02/04/1993-03369  
12:59 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
DBI HCB 15.30

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 I (we) do (we myself (ourselves) and (or 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 29th  
day of January, 19 93.

\_\_\_\_\_  
(Seal)

Billy Wayne Cooke (Seal)  
Billy Wayne Cooke

\_\_\_\_\_  
(Seal)

Debbie W. Cooke (Seal)  
Debbie W. Cooke

\_\_\_\_\_  
(Seal)

\_\_\_\_\_  
(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, William H. Halbrooks, a Notary Public in and for said County, in said State, hereby certify that  
Billy Wayne Cooke and wife, Debbie W. Cooke  
whose name they 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 29th day of JANUARY, A.D., 1993

William H. Halbrooks  
William H. Halbrooks

Notary Public