This instrument was prepared by: Anthony D. Snable, Attorney 2700 Highway 280 South Suite 101 Birmingham, Alabama 35223

Send Tax Notices to:

William C. Smith 4525 Woodale Drive Pelham, AL 35124

CORPORATE STATUTORY WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)

NOW ALL MEN BY THESE PRESENTS

JEFFERSON COUNTY)

That in consideration of <u>Ninety Two Thousand and no/100---Dollars --(\$92,000.00)</u> to the undersigned Grantor, <u>J. I. Kislak Mortgage Corporation</u>, a Corporation, (herein referred to as Grantor), in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto the said <u>William C. Smith and Connie F. Smith</u>, (herein referred to as Grantees), as joint tenants with right of survivorship, the following described real estate, situated in <u>Shelby County</u>, Alabama to-wit:

Lot 8-A, Block 1, according to the Survey of Wooddale, Second Sector, as recorded in Map Book 5, Page 120, in the Probate Office of Shelby County, Alabama.

Subject to:

- 1. Advalorem taxes for the current tax year 1993.
- 2. Easements, restrictions and reservations of record.

\$93,150.00 of the purchase price recited above was paid from mortgage loan executed simultaneously herewith.

The buildings and improvements located and situated on said real property are being sold and conveyed to Grantees in their "as is" and "whereas" condition and Grantor makes no waranties or representations as to the condition of said buildings and improvements. Grantees have been afforded an opportunity to examine or causing to be examined the said buildings and improvements, and they are accepting the same in reliance upon their inspection of such buildings and improvements.

TO HAVE AND TO HOLD, to 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.

IN WITNESS WHEREOF, the said J.I. Kislak Mortgage Corporation by it's ________, who is authorized to execute this conveyance, has hereto set his signature and seal this the _______ day of _______, 19_3___.

J.I. Kislak Mortgage Corporation, a Corporation

Inst # 1993-10049

04/13/1993-10049 09:50 AM CERTIFIED SHELBY COUNTY JUDGE OF PROBATE 002 MCD 10.00

Albert M. Camen, Vice President Its:

STATE OF FLORIDA) COUNTY)

I, the undersigned, a Notary Public in and for said State and in said County, hereby certify that , of J.I. Kislak Mortgage Corporation, 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 officer and with full authority, executed the same voluntarily for and as the act of said J.I. Kislak Mortgage Corporation, a Corporation.

GIVEN under my hand and official seal on this the

, 19<u>43 </u>.

NOTARY PUBLIC

(NOTARIAL SEAL)

My Commission Expires:

NOTARY PUBLIC WINTER OF FLORIDA MY COMPLESTON EXP. 700.28, 1994 BONDED THE CERESAL INS. UND.

.st # 1993-10049

04/13/1993-10049 09:50 AM CERTIFIED SHELBY COUNTY JUDGE OF PROBATE 10.00