

This instrument was prepared by:
Whaley & Grimes, P. C.
244 West Valley Avenue, Suite 200-A
Birmingham, AL 35209

Send Tax Notice to:
David B. Aizenman
3008 Raven Circle
Hoover, AL 35244

**WARRANTY DEED, GRANTEES AS TENANTS IN COMMON WITH CROSS CONTINGENT
REMAINDERS IN FEE TO SURVIVOR**

STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Fifty-Nine Thousand Four Hundred and no/100 (\$159,400.00) and other good and valuable consideration to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, by the Grantor, **Bruce D. Kirk and wife, Carolyn J. Kirk**, the said Grantors, **Bruce D. Kirk and wife, Carolyn J. Kirk**, by these presents, GRANT, BARGAIN, SELL AND CONVEY unto the said Grantees, (herein referred to as grantor whether one or more) **David B. Aizenman and wife, Sarah T. Aizenman**, (herein referred to as GRANTEES), as tenants in common and with equal rights and interests for the period or term that the said Grantees shall both survive and unto the survivor of the said Grantees, at the death of the other, and to the heirs and assigns of such survivor in fee simple forever, such tenancy expressly intended to create co-tenants in common for life with a contingent remainder in fee in favor of the survivor of the said Grantees, the following described real estate situated in Shelby County, Alabama to-wit:

Lot 22, according to the Survey of Audubon Forest, First Addition, as recorded in Map Book 11, Page 122, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

TO HAVE AND TO HOLD to the said GRANTEES, his, her or their heirs and assigns forever.

By the execution and delivery of this Deed, Grantor, and Grantees acknowledge that it is not their intention to create a joint tenancy with right of survivorship, but, on the contrary it is their intention to create and they do hereby create a form of concurrent ownership in property as tenants in common during the respective lives of the Grantees, with cross-contingent remainders in fee to and in favor of the survivor, and to the heirs and assigns of such survivor, which interests so created in the Grantees are indestructible by the act of one of the Grantees.

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 3rd day of July, 1993.

WITNESS

_____(Seal)

Bruce D. Kirk (Seal)
Bruce D. Kirk

_____(Seal)

Carolyn J. Kirk (Seal)
Carolyn J. Kirk

STATE OF ALABAMA)
JEFFERSON COUNTY)

General Acknowledgement

I, H. Evans Whaley, a Notary Public in and for said County, in said State, hereby certify that Bruce D. Kirk and wife, Carolyn J. Kirk, whose names 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 3rd day of July A.D., 1993.

H. Evans Whaley
Notary Public

My Commission Expires: NOTARY PUBLIC, STATE OF ALABAMA AT LARGE.
MY COMMISSION EXPIRES: AUG. 12, 1995.
BONDED THRU WESTERN SURETY CO.

Inst. # 1993-21570

07/22/1993-21570
12:57 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 9.50