

This instrument prepared by:
S. Kent Stewart, Attorney at Law
3800 Colonnade Parkway, Suite 650
Birmingham, Alabama 35243

Send Tax Notice To:
JOE R. LITTLETON
633 10th Street S.W.
Alabaster, Al 35007

STATE OF ALABAMA
JEFFERSON COUNTY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of SEVENTY-NINE THOUSAND NINE HUNDRED AND NO/100'S DOLLARS (\$79,900.00) to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, We,

J. W. DOLLAR AND WIFE, SARA DOLLAR

hereinafter referred to as GRANTORS, do hereby grant, bargain, sell and convey unto

JOE R. LITTLETON AND JULIE F. LITTLETON

hereinafter referred to as Grantees, as joint tenants, with the right of survivorship, the following described real estate situated in SHELBY County, Alabama, being more particularly described as follows, to-wit:

Lot 8 and the North 1/2 of Lot 9, in Block 1, according to the Map of 1st Addition to Fall Acres Subdivision, as recorded in Map Book 4, Page 77, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions and right of ways of record.

\$ 69,900.00 of the consideration stated hereinabove was paid from the proceeds of a mortgage loan closed simultaneously herewith.

TO HAVE AND TO HOLD unto the said Grantees as joint tenants, with the 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 in and to the property described hereinabove 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 the said Grantors and for Grantors' heirs, executors and administrators do hereby covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted hereinabove; that we have good right to sell and convey the same as aforesaid; that we will and for our heirs, executors and administrators shall warrant and defend the same to the said Grantees, the heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned Grantors have hereunto set their hands and seals on this the 30th day of July, 1993.

J. W. Dollar
J. W. Dollar

Sara Dollar
Sara Dollar

08/13/1993-24065
09:51 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCB 21.00

Inst # 1993-24065

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that J. W. Dollar and wife, Sara Dollar, whose names are signed to the foregoing conveyance, and who are known to me, acknowledge before me on this day, that, being informed of the contents of the within conveyance, that they executed the same voluntarily and on the day the same bears date.

Given under my and seal of office this 30th day of July, 1993.

Richard J. Davis
NOTARY PUBLIC
My commission expires: 2-4-95

Inst # 1993-24065

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SHELBY COUNTY JUDGE OF PROBATE
002 MCD 21.00