

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA  
SHELBY COUNTY

)  
)

\$ 29,000

Property Price

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Ten & No/100 Dollars (\$10.00) to the undersigned grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we **Gerald N. Hope and Maudie Hope**, husband and wife (herein referred to as "GRANTORS") do grant, bargain, sell and convey unto **Gerald N. Hope and Maudie Hope** (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 22, according to the Survey of Butte Woods Ranch Addition to Altadena Valley, as recorded in Map Book 5, Page 1, in the Probate Office of Shelby County, Alabama.

Subject to easements, restrictions, encumbrances, and other matters of record.

**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 we do for ourselves and for our heirs, executors, and administrators 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 above; that we have a good right to sell and convey the same as aforesaid; that we will and 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 13 day of September, 1993.

WITNESS:

Marceline Mackey (SEAL)

Marceline Mackey (SEAL)

Gerald N. Hope (SEAL)  
GERALD N. HOPE

Maudie Hope (SEAL)  
MAUDIE HOPE

James Van

09/15/1993-28261  
11:08 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MCD 41.00

Inst # 1993-28261

STATE OF ALABAMA

Jefferson COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **GERALD N. HOPE** and **MAUDIE HOPE** 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 13<sup>th</sup> day Sept,  
A.D., 1993.

Marceline J. MacKenzie  
Notary Public

My Commission Expires: 4/26/94

**THIS INSTRUMENT PREPARED BY:**

James E. Vann, Esquire  
Donovan, Vann & Richey  
1 Independence Plaza  
Birmingham, AL 35209  
(205) 879-6660

**SEND TAX NOTICE TO:**

Gerald N. Hope and Maudie Hope  
2605 Butte Woods Drive  
Birmingham, AL 35242

RE-1386

Inst # 1993-28261

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11:08 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
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