

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

Send Tax Notice To:
KENNETH R. PEARSON
2119 Diane Circle
Alabaster, AL 35007

STATE OF ALABAMA
JEFFERSON COUNTY

SURVIVORSHIP

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of SEVENTY-FOUR THOUSAND TWENTY-SEVEN AND 26/100'S DOLLARS (\$74,027.26) to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, We, ROBERT DAVID KICKER AND WIFE, CHRISTINA R. KICKER, hereinafter referred to as GRANTORS, do hereby grant, bargain, sell and convey unto

KENNETH R. PEARSON AND RENEE WHITE PEARSON

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 11, according to the Survey of the Second Addition to Scottsdale, map of which is recorded in Map Book 7, Page 118, in the Probate Office of Shelby County, Alabama.

\$70,300.00 of the consideration stated hereinabove was paid from the proceeds of a mortgage loan closed simultaneously herewith.

Subject to Easements, Restrictions and Right of Ways of record.

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, their 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 October, 1993.


Robert David Kicker


Christina R. Kicker

11/09/1993-35541
06:58 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 15.00

1993-35541

STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Robert David Kicker and wife, Christina R. Kicker, 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 within conveyance, that they executed the same voluntarily and on the day the same bears date.

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

Margaret Miller
NOTARY PUBLIC
My Commission Expires: 2-5-95

NOTARY PUBLIC
My Commission Expires: _____

Inst # 1993-35541

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SHELBY COUNTY JUDGE OF PROBATE
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