

SEND TAX NOTICE TO:

DENNIS L. HURST
(Name) BRONDA A. HURST
5 EDDINGS LANE
(Address) ~~MONTEVALLO~~ ALABAMA 35065
23-7-35-0-001-032

This instrument was prepared by

(Name) GENE W. GRAY, JR.
2100 SOUTHBRIDGE PKWY, SUITE 1650
(Address) BIRMINGHAM, ALABAMA 35209

Form TICOR 5200 1-84
WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - TICOR TITLE INSURANCE

STATE OF ALABAMA }
JEFFERSON COUNTY } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of SEVENTY-EIGHT THOUSAND DOLLARS AND NO/00 DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

RICHARD S. LOPEZ and wife, LINDA K. LOPEZ
(herein referred to as grantors) do grant, bargain, sell and convey unto
DENNIS L. HURST and BRONDA A. HURST

(herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate situated in

SHELBY County, Alabama to-wit:

THE PROPERTY CONVEYED HEREBY IS DESCRIBED ON EXHIBIT "A", ATTACHED HERETO AND
MADE A PART HEREOF.

SUBJECT TO:
Advalorem taxes for the year 1994 which are a lien, but not due and payable until
October 1, 1994.

Easements, rights of way and restrictions of record.

\$ 78177.00 of the consideration was paid from the proceeds of a
mortgage loan.

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12/08/1993-39271
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SHELBY COUNTY JUDGE OF PROBATE
002 MCD 12.00

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 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 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
day of NOVEMBER 24, 19 93

WITNESS:

(Seal)
(Seal)
(Seal)

(Seal)
RICHARD S. LOPEZ
(Seal)
LINDA K. LOPEZ
(Seal)

STATE OF ALABAMA }
JEFFERSON COUNTY }

I, GENE W. GRAY, JR., a Notary Public in and for said County, in said State,
hereby certify that RICHARD S. LOPEZ AND WIFE, LINDA K. LOPEZ
whose name 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 day of NOVEMBER 24 A.D. 19 93

GENE W. GRAY, JR. Notary Public.
MY COMMISSION EXPIRES: 11/09/94

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Exhibit "A"

Lot 5, Monte Tierra, 1st Addition, as recorded in Map Book 6, Page 93, in the Office of the Judge of Probate in Shelby County, Alabama, except that part of said Lot 5, more particularly described as follows: Begin at the Southwest corner of said Lot 5; thence in a Northerly direction along the West line of said Lot 5, a distance of 72.07 feet; thence 168 degrees 14 minutes 30 seconds right, in a Southeasterly direction a distance of 73.61 feet to the South line of said Lot 5; thence 101 degrees 45 minutes 30 seconds right, in a Westerly direction along said line a distance of 15.0 feet to the point of beginning; ALSO that part of Lot 6 of said subdivision more particularly described as follows: Begin at the Northeast corner of said Lot 6; thence in a Southerly direction along the East line of said Lot 6, a distance of 120.0 feet; thence 168 degrees 14 minutes 30 seconds right in a Northwesterly direction a distance of 44.46 feet; thence 18 degrees 31 minutes right in a Northeasterly direction a distance of 77.02 feet to the point of beginning.

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