

SEND TAX NOTICE TO: DANIEL S. BURK
3009 Longleaf Lane
Helena, Alabama 35080



JEFFERSON TITLE CORPORATION
P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

This instrument was prepared by

(Name) HOLLIMAN, SHOCKLEY & KELLY
3821 Lorna Road, Suite 110
(Address) Birmingham, Alabama 35244

Inst # 1994-07738

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
JEFFERSON COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED TEN THOUSAND FOUR HUNDRED FIFTY AND NO/100 DOLLARS
(\$110,450.00)

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

JEFFREY G. PIROFSKY and wife, GISELE L. PIROFSKY

(herein referred to as grantors) do grant, bargain, sell and convey unto

DANIEL S. BURK and ANDREA S. BURK

(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 18, according to the Map and Survey of Royal Pines, as recorded in Map Book 11, Page 51, in the Probate Office of Shelby County, Alabama.

- SUBJECT TO: (1) Taxes for the year 1994 and subsequent years.
 (2) Easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any.
 (3) Mineral and mining rights, if any.

\$104,900.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

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03/09/1994-07738
02:46 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 14.50

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 7th

day of March, 19 94.

WITNESS:

(Seal) JEFFREY G. PIROFSKY (Seal)

(Seal) GISELE L. PIROFSKY (Seal)

(Seal) _____ (Seal)

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that JEFFREY G. PIROFSKY and wife, GISELE L. PIROFSKY whose name's 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 7th day of March, A.D., 1994

My Commission Expires: 8-29-94

John R. Hill
Notary Public