

THIS INSTRUMENT PREPARED BY:

Maynard, Cooper & Gale, P.C.
1901 Sixth Avenue North
2400 AmSouth/Harbert Plaza
Birmingham, AL 35203-2602

SEND TAX NOTICE TO:

Lawrence E. Blatt, Jr.
109 Southview Drive
Birmingham, AL 35244

Inst # 1994-10178

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA
COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Two Hundred Twenty Three Thousand Five Hundred & No/100---
(\$ 223,500.00) to the undersigned grantor or grantors in hand
paid by the GRANTEES herein, the receipt whereof is acknowledged,
we, **KENNETH IRA FELDMAN** an unmarried man, (herein referred to as
GRANTOR) does grant, bargain, sell and convey unto
LAWRENCE E. BLATT, JR. AND DEBRA M. BLATT (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 2, according to Map and Survey of Southpointe, 9th
Sector, Phase I, as recorded in Map Book 16, Page 80, in
the Probate Office of Shelby County, Alabama.

\$ 150,500.00 of the total consideration recited above
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 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 do for myself and for my heirs, executors, and
administrators covenant with the said GRANTEES, their heirs and
assigns, that I am lawfully seized in fee simple of said premises;
that it is free from all encumbrances, unless otherwise noted
above; that I have a good right to sell and convey the same as
aforesaid; that I 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, I have hereunto set my hand and seal this
8th day of March, 1994.

WITNESS:

Patricia Kilgord

Kenneth Ira Feldman (SEAL)
KENNETH IRA FELDMAN

Christina L. Huddleston

(SEAL)
Inst # 1994-10178

03/29/1994-10178
10:16 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 84.00

STATE OF TEXAS

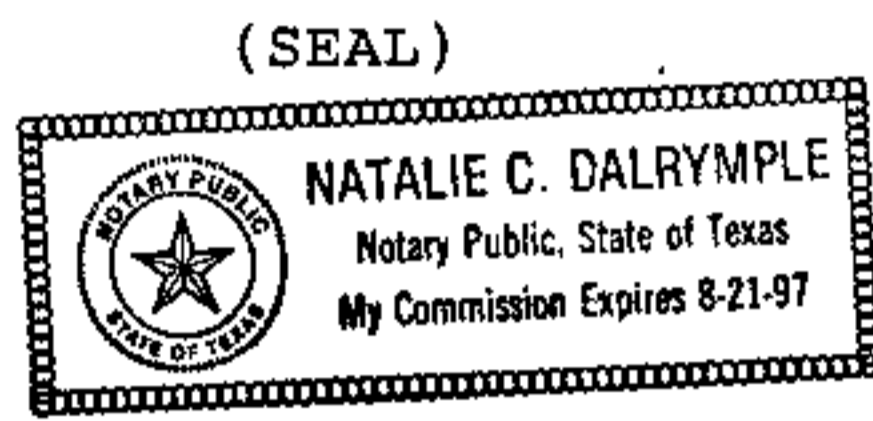
COUNTY OF Collin

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **KENNETH IRA FELDMAN** an unmarried man, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 8th day of March, 1994.


NOTARY PUBLIC

My Commission Expires: 8-21-97



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