

This instrument was prepared by

(Name) William H. Halbrooks
(Address) 704 Independence Plaza
Birmingham, Alabama 35209

Send Tax Notice To: William S. Robinson
name
51 Landings Lane
address
Wilsonville, Alabama 35186

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP LAND TITLE COMPANY OF ALABAMA

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Seven Thousand and no/100-----(\$107,000.00)--- DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Kathy E. Gullledge, an unmarried woman

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

William S. Robinson and Antionette Robinson

(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 3, according to the Survey of Carleton Estates, as recorded in Map Book 13, Page 48, in the Probate Office of Shelby County, Alabama.

Subject to current taxes, easements and restrictions of record.

\$105,010.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Inst # 1994-23431

07/26/1994-23431
01:11 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MCD 10.50

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, I have herunto set my hand(s) and seal(s), this 14th day of July, 19 94

WITNESS:

(Seal)

(Seal)

(Seal)

Kathy E. Gullledge
Kathy E. Gullledge

(Seal)

(Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kathy E. Gullledge, an unmarried woman 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 she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 14th day of July, A. D., 19 94

My commission expires: 4/21/96

William H. Halbrooks
Notary Public.