

**SHELBY COUNTY ABSTRACT & TITLE CO., INC.**

P. O. Box 752 - Columbiana, Alabama 35051  
(205) 669-6204 (205) 669-6291 Fax(205) 669-3130

This instrument was prepared by

(Name) James R. Moncus, Jr.  
1318 Alford Avenue, Suite 102  
(Address) Birmingham, Alabama 35226

Form 1-1.5 Rev. 5/82

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Five Hundred and No/100 ----- DOLLARS \$500.00

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Hilda M. Lopez Alexander and husband, Edmond P. Alexander

(herein referred to as grantors) do grant, bargain, sell and convey unto  
Hilda M. Lopez Alexander and Edmond P. Alexander

(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 14, according to the Amended Map of "The Cottages at Southlake", as recorded in Map Book 16 page 139, in the Probate Office of Shelby County, Alabama; together with an undivided interest in and to the "Common Area" as designated on the said record map; being situated in Shelby County, Alabama.  
Mineral and mining rights excepted.

Subject to: 1. Taxes for the year 1994 and subsequent years.  
2. Easements, restrictions, reservations, limitations, rights-of-way, covenants and conditions of record, if any.

Hilda M. Lopez Alexander and Hilda Lopez Alexander are one and the same person.

Grantors and Grantees herein are one and the same persons, the purpose of this deed being to convey title to wife and husband as joint tneants with right of survivorship.

Inst # 1994-24969

08/09/1994-24969  
02:41 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
DO NOTED 9.50

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, We have hereunto set OUR hand(s) and seal(s), this 27th day of July, 1994.

WITNESS:

\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)  
\_\_\_\_\_  
(Seal)

Hilda M. Lopez Alexander (Seal)  
Hilda M. Lopez Alexander  
Edmond P. Alexander (Seal)  
Edmond P. Alexander (Seal)

STATE OF ALABAMA

Jefferson COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Hilda M. Lopez Alexander and husband, Edmond P. Alexander 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 conveyance they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 27th day of July, A. D., 19 94

My commission expires: 2/23/96 Notary Public.

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