

THIS INSTRUMENT WAS PREPARED BY:
Richard W. Theibert, Attorney
NAJJAR DENABURG, P.C.
2125 Morris Avenue
Birmingham, Alabama 35203

Value
\$ 9,000.00

SEND TAX NOTICE TO:
Debra Little & Fern Little
128 Winterhaven Drive
Alabaster, Alabama 35007

WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

THE STATE OF ALABAMA)
COUNTY OF SHELBY) : KNOW ALL MEN BY THESE PRESENTS:

That in consideration of TEN DOLLARS AND NO/100 AND OTHER GOOD AND VALUABLE CONSIDERATION, (\$10.00), DOLLARS, in hand paid to the undersigned, Debra Little, an unmarried woman, (hereinafter referred to as "GRANTOR"), by Debra Little, an unmarried woman, and Fern Little, an unmarried woman, (hereinafter referred to as "GRANTEES"), the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto GRANTEES the following described real estate, located and situated in Shelby County, Alabama, to wit:

Lot 15, in Block 4, according to the Survey of Bermuda Hills, Second Sector, Second Addition, as recorded in Map Book 9, Page 29, in the Probate Office of Shelby County, Alabama.

Minerals and mining rights excepted.

SUBJECT TO:

1. Ad valorem taxes for the current year, 1995.
2. Restrictions, easements, and building line as shown on recorded map.
3. Right-of-way granted to Alabama Power Company recorded in Real Volume 1, Page 354.
4. Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto.

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 they are 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 my 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.

PAGE 1 OF 2

08/23/1995-23217
12:40 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 MCD 20.00

Inst # 1995-23217

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this
16th day of August, 1995.


Debra Little (SEAL)
GRANTOR

THE STATE OF ALABAMA)
:
COUNTY OF JEFFERSON)

I, the undersigned authority, a Notary Public in and for said
County in said State, hereby certify that Debra Little, 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 16th day of August,
1995.



NOTARY PUBLIC
My commission expires: MY COMMISSION EXPIRES JUNE 23, 1997

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