This form furnished by: **Cahaba Title, Inc.**

Eastern Office (205) 833-1571 FAX 833-1577 | *Riverchase Office* (205) 988-5600 FAX 988-5905

This instrument was prepared by:
(Name) Hollinan, Shockley & Kelly
(Address) 2491 Pelham Parkway
Pelham, AL 35124

Send Tax Notice to:
(Name) ALAN PICKLESIMER & MATTIE A. PICKLESIMER
(Address) 211 Monte Bello Lane
Montevallo, AL 35115

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eighty Two Thousand and no/100 ($82,000.00)---------- DOLLARS to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, we, EDMUND J. TYBERGHEIN, AN UNMARRIED MAN (herein referred to as grantors), do grant, bargain, sell and convey unto ALAN PICKLESIMER and wife, MATTIE A. PICKLESIMER (herein referred to as GRANTEES), as joint tenants, with right of survivorship, the following described real estate, situated in SHELBY County, Alabama, to-wit:

The NW 1/4 of the NE 1/4 of Section 14, Township 22 South, Range 4 West, Shelby County, Alabama.
Mineral and mining rights excepted.

SUBJECT TO: (1) Taxes for the year 1995 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.

$ 65,500.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

Inst # 1995-31972

11/06/1995-31972
11:39 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SMA 25.00

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 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 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s) this 31st day of October, 19 95.

WITNESS

_____ (Seal) EDMUND J. TYBERGHEIN (Seal)

_____ (Seal) _____ (Seal)

_____ (Seal) _____ (Seal)

STATE OF ALABAMA
SHELBY County } General Acknowledgment

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that EDMUND J. TYBERGHEIN, 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 31st day of October, 19 95.

MY COMMISSION EXPIRES MAY 11, 1997.
BONDED THRU NOTARY PUBLIC UNDERWRITERS.