



JEFFERSON TITLE CORPORATION

This instrument was prepared by P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

(Name) Martin, Drummond & Woosley, P.C.
 2204 Lakeshore Drive Suite 130
 (Address) Birmingham, Alabama 35209

Send Tax Notice:
 Richard A. Hinson
 204 Gables Drive
 Hoover, Alabama 35244

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Seventy Two Thousand Dollars and no/100***** DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
 Kevin C. Crook, and his wife, Nancy Nabors Crook

(herein referred to as grantors) do grant, bargain, sell and convey unto
 Richard A. Hinson and Man Li Hinson

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in
Shelby County, Alabama to-wit:

Unit 204, Building 2 in The Gables, a condominium located in Shelby County, Alabama, as established by Declaration of Condominium and By-Laws thereto as recorded in Real Volume 10, Page 177, together with an undivided interest in the common elements, as set forth in the aforesaid mentioned Declaration, said Unit being more paticularly described in the floor plans and architectural drawings of The Gables Condominium as recorded in Map Book 9, Page 41 thru 44, in the Probate Office of Shelby County, Alabama.

\$ 68,400.00 of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Subject to existing easements, restrictions, current taxes, set-back lines, rights of way, limitations, if any, of record.

Inst # 1996-14752

05/06/1996-14752
 01:45 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 MCD 12.50

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.

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 hereunto set my hand(s) and seal(s), this 26th day of April 1996

WITNESS:

(Seal) Kevin C. Crook (Seal)
 Kevin C. Crook
 (Seal) Nancy Nabors Crook (Seal)
 Nancy Nabors Crook
 (Seal) _____ (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Hubert E. Rawson, Jr., a Notary Public in and for said County, in said State, hereby certify that Kevin C. Crook and Nancy Nabors Crook whose name 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 26th day of April A.D. 1996

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
 MY COMMISSION EXPIRES: May 6, 1997.
 BONDED THRU NOTARY PUBLIC UNDERWRITERS.

Hubert E. Rawson, Jr.
 Notary Public

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