

This instrument was prepared by

Send Tax Notice To: TIMOTHY T. HERRINGTON

(Name) B. CHRISTOPHER BATTLES  
(Address) 3150 HIGHWAY 52 WEST  
PELHAM, AL 35124

5033 LITTLE TURTLE DRIVE  
BIRMINGHAM, AL 35242  
address

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

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of ONE HUNDRED FORTY EIGHT THOUSAND AND NO/100-----(\$148,000.00)

DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

DARRELL P. DAIGRE and wife, LISA M. DAIGRE

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

TIMOTHY T. HERRINGTON and wife, GERYL G. HERRINGTON

(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 12, in Block 6, according to the Survey of Broken  
Bow South, Phase II, as recorded in Map Book 14, Page 72,  
in the Probate Office of Shelby County, Alabama.

29,600 +  
mtg  
2/17

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

\$118,400.00 of the purchase price recited above was paid from mortgage loan closed  
simultaneously herewith.

Inst # 1997-06628

03/04/1997-06628  
10:51 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 HCD 38.50

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 grantors 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 grantee 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 21st

day of February, 19 97

WITNESS:

(Seal)

(Seal)

(Seal)

DARRELL P. DAIGRE

LISA M. DAIGRE

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

the undersigned

a Notary Public in and for said County, in said State,

hereby certify that DARRELL P. DAIGRE and wife, LISA M. DAIGRE

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 21st day of February, A. D., 19 97

Kenn A. E. Fred

Notary Public