

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

Eastern Office  
(205) 833-1571  
FAX 833-1577

Riverchase Office  
(205) 988-5600  
FAX 988-5905

This instrument was prepared by:

(Name) Holliman, Shockley & Kelly  
(Address) 2491 Pelham Parkway  
Pelham, AL 35124

Send Tax Notice to:

(Name) Edward G. Abraham  
(Address) 133 Berryhill Drive  
Alabaster, AL 35007

**WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR**

STATE OF ALABAMA

Shelby

COUNTY

} KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred One Thousand Three Hundred Eighty Six and 75/100-----DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEE(S) herein, the receipt of which is hereby acknowledged, we,

Jerry Paul Tinsley, an unmarried man and Jennifer C. Tinsley, an unmarried woman  
(herein referred to as grantors), do grant, bargain, sell and convey unto

Edward G. Abraham and wife, Fawn S. Abraham

(herein referred to as GRANTEE(S)), as joint tenants, with right of survivorship, the following described real estate, situated in

Shelby County, Alabama, to-wit:

Lot 24, according to the Survey of Berryhill 3rd Sector, as recorded in Map Book 16,  
Page 28, in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Taxes for the year 1997 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.

\$ 91,248.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

Inst # 1997-14850

05/13/1997-14850  
08:48 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 NCD 19.00

**TO HAVE AND TO HOLD.** Unto the said GRANTEE(S) 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 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 said GRANTEE(S), 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 GRANTEE(S), 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 5th day of May, 19 97.

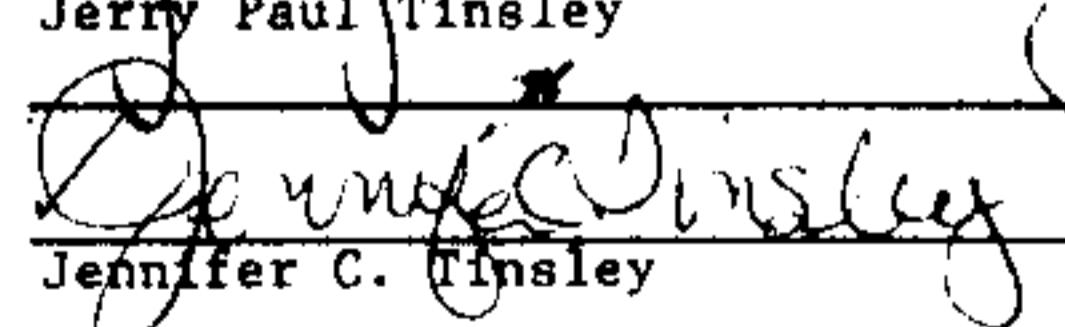
WITNESS

(Seal)

  
Jerry Paul Tinsley

(Seal)

(Seal)

  
Jennifer C. Tinsley

(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 Jerry Paul Tinsley, an unmarried man & Jennifer C. Tinsley, an unmarried woman, 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 5th day of May, A.D., 19 97.

My Commission Expires

Notary Public