

SEND TAX NOTICE TO:

(Name) Harry G. Earley
 4051 Saddle Run Circle
 (Address) Pelham, Al. 35124

This instrument was prepared by

(Name) Jones & Waldrop
 1025 Montgomery Highway
 (Address) Birmingham, Al. 35216

Form 113 Rev 5/92 #034/98

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - MAGIC CITY TITLE COMPANY, INC., BIRMINGHAM, ALABAMA

STATE OF ALABAMA

Shelby COUNTY }

KNOW ALL MEN BY THESE PRESENTS.

That in consideration of One hundred seventeen thousand and no/100 (\$117,000.00) DOLLARS

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

Lynn C. Hackman, an unmarried man

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

Harry G. Earley and Beatrice N. Earley

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

Shelby County, Alabama to wit:

Lot 53, according to the Survey of Saddle Run Subdivision, as recorded in Map Book 11, page 28 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to: All easements, restrictions and rights of way of record.

Inst # 1998-16013

05/04/1998-16013
 10:43 AM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 MCD 125.50

TO HAVE AND TO HOLD Unto the said GRANTEEES 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 the said GRANTEEES, 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 GRANTEEES, 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 30

day of April 1998

WITNESS:

(Seal)

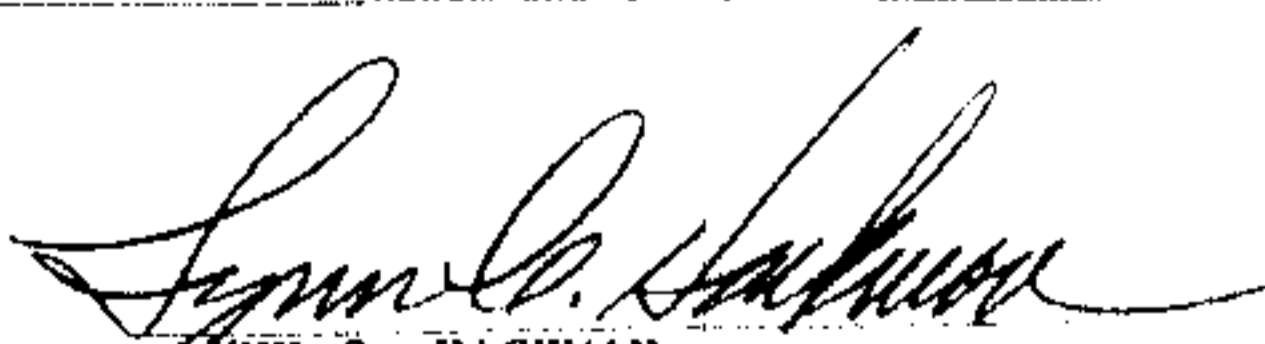
(Seal)

(Seal)

(Seal)

(Seal)

(Seal)


 LYNN C. HACKMAN

STATE OF ALABAMA
 Jefferson COUNTY }

the undersigned, a Notary Public in and for said County, in said State hereby certify that Lynn C. Hackman, 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 has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30 day of


 A.D. 1998
 April
 Notary Public

Inst # 1998-16013