

THIS INSTRUMENT PREPARED BY:

Send Tax Notice To:

NAME: William H. Halbrooks  
704 Independence Plaza  
ADDRESS: Birmingham, Alabama 35209

Susan B. Patterson  
948 Tulip Poplar Lane  
Birmingham, Alabama 35244

Inst # 1998-18841

WARRANTY DEED (Without Survivorship) **Alabama Title Co., Inc.**

BIRMINGHAM, ALA.

STATE OF ALABAMA  
Jefferson COUNTY

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Eighty-Three Thousand and no/100-----(\$183,000.00)  
Dollars

to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I or we,

Stephen A. Jones, an unmarried man and  
Carol B. Jones, an unmarried woman

(herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto

Susan B. Patterson

(herein referred to as grantees, whether one or more), the following described real estate, situated in  
Shelby County, Alabama, to-wit:

Lot 1115, according to the Survey of Riverchase Country Club, 18th Addition, as recorded in Map Book 9, Page 86, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

\$ 155,550.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

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05/22/1998-18841  
09:38 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 103 26.00

TO HAVE AND TO HOLD to the said grantees, his, her or their heirs and assigns forever.

And I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEE, 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 GRANTEE, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, we have hereunto set our hands(s) and seal(s), this 15th day of May, 19 98

.....(Seal)

*Stephen A. Jones*  
Stephen A. Jones

.....(Seal)

.....(Seal)

*Carol B. Jones*  
Carol B. Jones

.....(Seal)

.....(Seal)

STATE OF ALABAMA  
Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Stephen A. Jones and Carol B. Jones 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 15th day of May, A. D., 19 98

*William H. Halbrooks*  
William H. Halbrooks Notary Public.