

SEND TAX NOTICE TO:

(Name) Alan Gleason
724 Bailey Brook Circle
 (Address) Birmingham, AL 35244

This instrument was prepared by

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

Form 1-1-3 Rev. 5/82

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

STATE OF ALABAMA

SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Sixty-Eight Thousand and no/100----- DOLLARS

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

Charles R. Proctor and wife Jeanette R. Proctor

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

Alan Gleason and Barbara L. Gleason

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

Shelby

County, Alabama to-wit:

See EXHIBIT "A" attached hereto and made a part herof as if set forth in full herein for the complete legal description of the property being conveyed by this instrument.

SUBJECT TO: (1) Taxes for the year 1998 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.

\$ 134,400.00 of the purchase price recited above was paid from the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

10/20/1998-41013
 02:45 PM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 DOE MEL 45.00

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 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 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 9th day of October, 19 98.

WITNESS:

 (Seal)

 (Seal)

 (Seal)

Charles R. Proctor (Seal)
Charles R. Proctor
Jeanette R. Proctor (Seal)
Jeanette R. Proctor (Seal)

STATE OF ALABAMA

SHELBY COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Charles R. Proctor and wife Jeanette R. Proctor 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 9th day of October, A. D., 19 98

[Signature]
 3-12-2001
 Notary Public

Inst # 1998-41013

EXHIBIT "A"

Lot 46, according to the Survey of Riverchase West, Dividing Ridge as recorded in Map Book 6, page 108, in the Probate Office of Shelby County, Alabama.

Inst # 1998-41013

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SHELBY COUNTY JUDGE OF PROBATE
002 MEL 45.00