

(Name) James P. Lynch
1240 Highland Lakes Trail
(Address) Birmingham, Alabama 35242

This instrument was prepared by

(Name) William H. Halbrooks
704 Independence Plaza
(Address) Birmingham, Alabama 35209

Form 1-1-7 Rev. 5/82

CORPORATION FORM WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - LAWYERS TITLE INSURANCE CORPORATION, Birmingham, Alabama

STATE OF ALABAMA }
COUNTY OF Jefferson } KNOW ALL MEN BY THESE PRESENTS.

That in consideration of Five Hundred Sixty-Nine Thousand and no/100-----(\$569,000.00)
Dollars

to the undersigned grantor, Dyar Construction, Inc. a corporation.
(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR
does by these presents, grant, bargain, sell and convey unto
James P. Lynch and Tynette Lynch

(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 attached Exhibit "A".

Subject to current taxes, easements and restrictions of record.

\$ 345,000.00 of the purchase price recited above was
paid from a mortgage loan closed simultaneously herewith.

Inst # 1999-09184

03/05/1999-09184
10:34 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CRH 235.00

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 said GRANTOR
does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said
premises, that they are free from all encumbrances, unless otherwise noted above, that it has a good right to sell and convey the same as aforesaid,
and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns
forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its President, Ron Dyar
who is authorized to execute this conveyance, has hereto set its signature and seal, this the 24th day of February 1999

ATTEST:

Dyar Construction, Inc.

By

Ron Dyar, its

President

STATE OF Alabama }
COUNTY OF Jefferson }

I, the undersigned a Notary Public in and for said County in said
State, hereby certify that Ron Dyar
whose name as President of Dyar Construction, Inc.
a corporation, 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, as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this the 24th

day of February 19 99.

William H. Halbrooks

EXHIBIT "A"

Lot 205, according to the Map of Highland Lakes, 2nd Sector, an Eddleman Community, as recorded in Map Book 20 page 150 in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama. Together with nonexclusive easement to use the private roadways, common areas, all as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision, recorded as Inst. #1994-07111 and amended in Inst. No. 1996-17543 in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 2nd Sector, recorded as Inst. #1996-10928 in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereinafter collectively referred to as, the "Declaration").

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