

SEND TAX NOTICE TO:

(Name) Thomas A. Robicheaux

(Address) 1626 Wingfield Drive
Bham AL 35242

This instrument was prepared by

(Name) Mike T. Atchison, Attorney at Law

(Address) P O Box 822, Columbiana, AL 35051

Form 1-1-3 Rev. 3/83

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

STATE OF ALABAMA
SHELBY

COUNTY

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Fifty Six Thousand and no/100 DOLLARS

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

Robbie L. Kivette, a unmarried woman

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

Thomas A. Robicheaux and Frances G. Robicheaux

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

Shelby

County, Alabama to-wit:

Lot 17, according to the survey of Walters Cove, as recorded in Map Book 5, Page 22, in the Probate Office of Shelby County, Alabama, being situated in Shelby County, Alabama.

Subject to taxes for 1999 and subsequent years, easements, restrictions, rights of way and permits of record.

Robbie L. Kivette is the surviving grantee in that certain deed recorded in Deed Book 305, Page 22. The other grantee, John J. Kivette, Jr. is deceased having died on or about 5 Sept 1984.

Inst # 1999-09594

03/08/1999-09594
11:39 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HHS 164.50

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, I have hereunto set my hand(s) and seal(s), this 5th

day of March, 19 99

WITNESS:

(Seal)

Robbie L. Kivette
Robbie L. Kivette

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA
Shelby

COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Robbie L. Kivette is known to me, acknowledged before me whose name she signed to the foregoing conveyance, and who executed the same voluntarily on this day, that, being informed of the contents of the conveyance on the day the same bears date.

Given under my hand and official seal this 5th

day of March

A. D., 19 99

Notary Public