

This form furnished by: **Cahaba Title, Inc.**

Eastern Office
(205) 833-1571
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(205) 988-5400
FAX 988-5905

This instrument was prepared by:
(Name) Holliman, Shockley & Kelly
(Address) 2491 Palham Parkway
Palham, AL 35124

Send Tax Notice to:
(Name) Michael C. Leiden & Merina Leiden
(Address) 143 Windstone Parkway
Chelsea, AL 35043

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA
SHELBY COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Fifty-Six Thousand, Seven Hundred Twelve & no/100--- DOLLARS
to the undersigned grantor JAW, 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
Michael C. Leiden and Merina Leiden
(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 4, according to the Survey of Windstone, as recorded in Map Book 25, page 2,
in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Taxes for the year 1999 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.

\$ 125,350.00 of the purchase price recited above was paid from the proceeds of a
first mortgage loan executed and recorded simultaneously herewith.

Inst # 1999-21914

05/25/1999-21914
01:43 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 SMA 40.00

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 it is
lawfully seized in fee simple of said premises, that they are free from all encumbrances, 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,
who is authorized to execute this conveyance, has hereto set its signature and seal(s) this 14th
day of May, 19 99.

ATTEST:

Secretary

JAW, Inc.

By Allen Wright President

STATE OF ALABAMA

SHELBY County }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby
certify that Allen Wright, whose name as President of
JAW, 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), (she), 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 14th day of May, A.D. 19 99.

3-12-2000

My Commission Expires:

Notary Public