

Instrument was prepared by:
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Send Tax Notice To:
James H. Hagood
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Birmingham, Al 35243

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA }

COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Forty-Five Thousand and no/100 (\$45,000.00), to the undersigned grantor(s), in hand paid by the grantees herein, the receipt whereof is acknowledged, I, **RONNIE MORTON, a married man**, (herein referred to as grantor(s), grant(s) bargain(s), sell(s) and convey(s) unto **JAMES H. HAGOOD and RETHA B. HAGOOD**, (herein referred to as grantee(s), as joint tenants with right of survivorship, the following described real situated in **SHELBY** County, Alabama, to-wit:

Lot 20, according to the Final Plat of Cahaba Falls, Phase 3, as recorded in Map Book 20, Page 56, in the Probate Office of Shelby County, Alabama.

Subject to: (1) Taxes for the year 2000 and subsequent years; (2) 35-foot building line as shown on recorded map; (3) Restrictions and covenants appearing of record in Inst. No. 1993/17188; (4) Title to all minerals within and underlying the premises, together with all mining rights and other rights, privileges and immunities relating thereto.

Property described above constitutes no portion of the homestead of Ronnie Morton, nor that of his spouse.

\$36,000.00 of the above recited purchase price was paid from a mortgage executed simultaneously herewith.

TO HAVE AND TO HOLD to the said grantee(s), as joint tenants with right of survivorship.

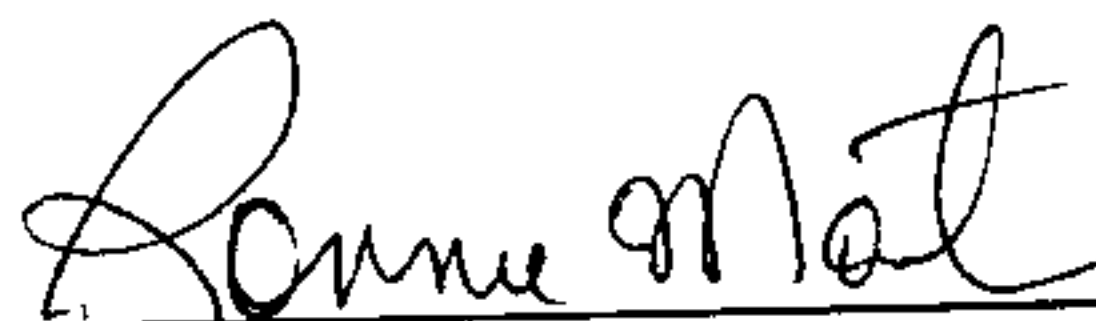
And I do, for myself and for my heirs, executors and

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SHELBY COUNTY JUDGE OF PROBATE
DOE RMS

JNBSC/ Davis Plaz

administrators, covenant with said grantee(s), their heirs and assigns, that, I am lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise stated above; that I have a good right to sell and convey the same as aforesaid; that I will, and my heirs, executors and administrators shall warrant and defend the same to the said grantee(s), 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 the 18th day of October, 1999.



Ronnie Morton

STATE OF ALABAMA }
COUNTY OF SHELBY }

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Ronnie Morton, a married man, whose name 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 18th day of October, 1999.




Notary Public
My Commission Expires: 9/12/99

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