

This instrument was prepared by

Send Tax Notice To: Ying Wang

(Name) Coxley, Moncus & Ward, P.C.

name

4732 Guilford Way

address

(Address) 400 Shades Creek Pkwy., Ste 100
Birmingham, Alabama 35209

Hoover, Alabama 35242

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

Jefferson COUNTY

} KNOW ALL MEN BY THESE PRESENTS.

That in consideration of ONE HUNDRED SEVENTY NINE THOUSAND AND NO/100-----
----- DOLLARS (\$179,000.00)
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Marvin Haber Vickers, III, a married man

(herein referred to as grantors) do grant, bargain, sell and convey unto Ying Wang and Chen Zhang

(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"

Grantor hereby certifies that Grantor's spouse has not occupied the foregoing property at any time as her residence.

Inst # 2000-01060

01/10/2000-01060
03:36 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CJ1 37.50

\$ 153,940.00 of the Purchase Price was paid from the proceeds of a mortgage recorded simultaneously herewith

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 grantor 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 29th day of December, 19 99

(Seal)


Marvin Haber Vickers, III

(Seal)

(Seal)

(Seal)

(Seal)

(Seal)

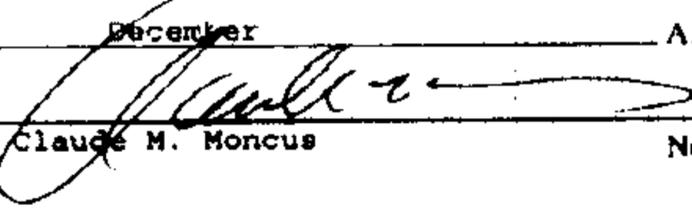
STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, Claude M. Moncus, a Notary Public in and for said County, in said State, hereby certify that Marvin Haber Vickers, III whose name(s) 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 29th day of December, A.D., 1999


Claude M. Moncus

Notary Public

EXHIBIT "A"

Lot 73, according to the Final Record Plat of Greystone Farms, Guilford Place, Phase 2, as recorded in Map Book 22, page 24, in the Probate Office of Shelby County, Alabama.

TOGETHER WITH the non-exclusive easement to use the private roadways, Common Areas and Hugh Daniel Drive, all as more particularly described in the Greystone Farms Declaration of Covenants, Conditions and Restrictions recorded in Instrument 1995 16401, in the Probate Office of Shelby County, Alabama, and all amendments thereto.

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