

This Instrument Was Prepared By:
Dickerson & Morse, P. C.
1920 Valleydale Road
Birmingham, AL 35244

Send Tax Notice to:
John Telega
2053 Cahaba Crest Drive
Birmingham, Alabama 35242

STATE OF ALABAMA LIMITED LIABILITY COMPANY WARRANTY DEED,
COUNTY OF SHELBY JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

KNOW ALL MEN BY THESE PRESENTS, That in consideration of other good and valuable considerations and the sum of Sixty Five Thousand Five Hundred and 00/100 Dollars (\$65,500.00) to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, Thomas Land Company, LLC, an Alabama Limited Liability Company (hereinafter referred to as GRANTOR), does hereby grant, bargain, sell and convey unto John Telega and Lona J. Telega, husband and wife (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in the County of Shelby and State of Alabama, to-wit:

Lot 2, according to the Map of The Old Brasher Place, as recorded in Map Book 26, page 22, in the Probate Office of Shelby County, Alabama.

This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

Together with all and singular the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

TO HAVE AND TO HOLD the same unto GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And said GRANTOR does for itself and its successors and assigns covenants with the said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that it has a good right to sell and convey the same as aforesaid; that it will and its successors and assigns 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, Thomas Land Company, LLC has hereunto set its signature by Herbert H. Thomas its President on this the 17th day of March, 2000.

Thomas Land Company, LLC



Herbert H. Thomas, President

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Herbert H. Thomas as President of Thomas Land Company, LLC, an Alabama Limited Liability Company, 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 as such duly authorized officer executed the same voluntarily for and as the act of said limited liability company.

Given under my hand and official seal this the 17th day of March, 2000.



Onnie D. Dickerson, III, Notary Public

My Commission Expires: 4/23/2000

Inst # 2000-08778

03/20/2000-08778
10:58 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
DRA CJH 74.00