

This instrument was prepared by  
(Name) William H. Halbrooks  
(Address) 71 Independence Plaza, Suite 704  
Birmingham, Alabama 35209

Send Tax Notice To: John Farmer  
name  
1626 Keeneland Drive  
address  
Helena, Alabama 35080

**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 Forty-Five Thousand, Five Hundred & no/100--(\$145,500.00)  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Rodney F. Samples and wife, Dee Dee A. Samples

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

(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 5, according to the Survey of Dearing Downs, Tenth Addition, as recorded in Map Book 14, Page 86, in the Probate Office of Shelby County, Alabama. Mineral and mining rights excepted.

Subject to current taxes, easements and restrictions of record.

\$ 127,508.00 of the purchase price recited above was paid from a mortgage loan closed simultaneously herewith.

Inst # 2000-09692

03/27/2000-09692  
11:23 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 WMS 26.50

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, we have hereunto set our hand(s) and seal(s), this 15th day of March, 2000

(Seal) Rodney F. Samples (Seal)  
Rodney F. Samples  
(Seal) Dee Dee A. Samples (Seal)  
Dee Dee A. Samples

STATE OF ALABAMA  
Jefferson COUNTY

General Acknowledgment

I, the undersigned a Notary Public in and for said County, in said State hereby certify that Rodney F. Samples and Dee Dee A. Samples whose name(s) are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance they executed the same voluntarily on the day the same bears date

Given under my hand and official seal this 15th day of March, A.D. 2000

William H. Halbrooks  
William H. Halbrooks Notary Public