

This instrument was prepared by:
William R. Justice
P.O. Box 1144 Columbiana, Alabama 35051

Grantees' address: 99 Lake Circle
Wilsonville, AL 35186

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

SHELBY COUNTY KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Fifty-seven Thousand Five Hundred and no/100 DOLLARS (\$57,500.00) to the undersigned GRANTOR in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, the undersigned Kelley Shaw Gage, married, Robert H. Shaw, Jr., married, and Joseph E. Shaw, married, individually and as Personal Representatives under the Will of Robert H. Shaw, deceased, Probate Case No. 39-104, in the Probate Court of Shelby County, Alabama (herein referred to as GRANTOR, whether one or more) do/does grant, bargain, sell and convey unto Sheila Brooks and Richard Wann (herein 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 SHELBY County, Alabama to-wit:

Lot 14, according to Walter's Cove First Sector, as shown by subdivision map recorded in Map Book 5, page 22, in the Probate Court of Shelby County, Alabama.

Subject to:

1. Sixty foot building set back line from Lake Circle as shown on recorded map.
2. Restrictive covenants as recorded in Deed Book 248, page 750 in the Probate Court of Shelby County, Alabama.
3. Flood rights granted to Alabama Power Company as shown in instrument recorded in Deed Book 238, page 512, in the Probate Court of Shelby County, Alabama.

The above described property does not constitute any part of the homestead of GRANTOR or GRANTOR'S spouse.

\$47,500.00 of the consideration stated above was paid by a purchase money mortgage executed simultaneously herewith.

TO HAVE AND TO HOLD to the said 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 GRANTOR does for GRANTOR and for GRANTOR'S heirs, executors, and administrators covenant with the said GRANTEES, their heirs and assigns, that GRANTOR is lawfully seized in fee simple of said premises; that they are free from all encumbrances unless

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SHELBY COUNTY JUDGE OF PROBATE
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otherwise noted above; that GRANTOR has a good right to sell and convey the same as aforesaid; that GRANTOR will and GRANTOR'S heirs, executors and administrators shall warrant and defend the same to the said GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, GRANTOR has hereunto set GRANTOR'S hand and seal, this 12th day of May, 2000.

Kelley Shaw Gage
Kelley Shaw Gage

Kelley Shaw Gage
Kelley Shaw Gage, as Personal Representative

Robert H. Shaw, Jr.
Robert H. Shaw, Jr.

Robert H. Shaw, Jr.
Robert H. Shaw, Jr., as Personal Representative

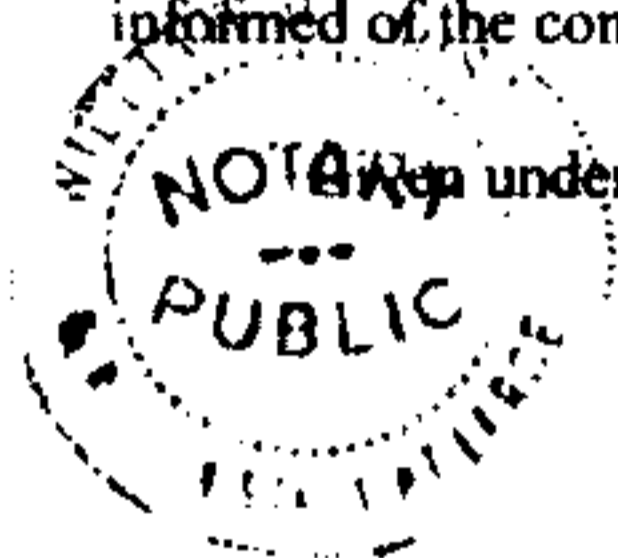
Joseph E. Shaw
Joseph E. Shaw

Joseph E. Shaw
Joseph E. Shaw, as Personal Representative

STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that Kelley Shaw Gage, Robert H. Shaw, Jr., and Joseph E. Shaw, whose names are signed to this instrument, and who are known to me, acknowledged before me on this day that, being informed of the contents of said instrument, they executed the same voluntarily.

Given under my hand and official seal this 12th day of May, 2000.



William R. Gentry
Notary Public

STATE OF ALABAMA
SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Kelley Shaw Gage, Robert H. Shaw, Jr., and Joseph E. Shaw, whose names as Personal Representatives under the Will of Robert H. Shaw, deceased, 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, in their capacity as such Personal Representatives, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 12th day of May, 2000.



William R. Gentry
Notary Public