



JEFFERSON TITLE CORPORATION
P.O. Box 10481 • Birmingham, AL 35201 • (205) 328-8020

SEND TAX NOTICE TO:
George L. and Tammy E. Otten
1804 Apache Way
Alabaster, AL 35007

This instrument was prepared by

(Name) Brown and Battles, LLC

(Address) 3150 Hwy 52 West, Pelham, AL 35124

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

KNOW ALL MEN BY THESE PRESENTS.

SHELBY COUNTY

That in consideration of One Hundred Fourteen Thousand Five Hundred 00/100 (114,500.00) DOLLARS

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

Larry K. Lyons and wife, Sabrina S. Lyons

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

George L. Otten and wife, Tammy E. Otten

(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 27, according to the Survey of Navajo Pines, as recorded in Map Book 5, Page 108, in the Probate Office of SHELBY County, Alabama; being situated in SHELBY County, ALABAMA.

Mineral and mining rights excepted.

Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any, of record.

\$116,790.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

Inst • 2000-18869

06/07/2000-18869
09:26 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship

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 26th

day of May, 2000

WITNESS

(Seal)

Larry K. Lyons

(Seal)

(Seal)

Sabrina S. Lyons

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

SHELBY COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State,

hereby certify that Larry K. Lyons and wife, Sabrina S. Lyons

whose name 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 26th day of May, A.D., 2000

My Commission Expires: 2-25-2001

Notary Public