

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

Send Tax Notice to:
Kathryn E. Dexter
295 Ashville Circle
Montevallo, Alabama 35115

STATE OF ALABAMA
COUNTY OF SHELBY

**WARRANTY DEED, 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 One Hundred Twenty Five Thousand Five Hundred and 00/100 Dollars (\$125,500.00) to the undersigned GRANTORS in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, Langley Tolbert Warnke, a married woman and Barton S. Tolbert, an unmarried man (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto Kathryn E. Dexter and L. Boyd Fillippell, wife and husband (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 No. 20 of Hubbard and Givhan's Subdivision of the Northwest Quarter of the Northeast Quarter of Section 21, Township 22 South, Range 3 West, Shelby County, Alabama, according to plat on file with the Probate Judge of said Shelby County, Alabama.

Note: \$60,000.00 of the above purchase price is in the form of a mortgage in favor of Wells Fargo Home Mortgage, Inc., executed and recorded simultaneously herewith. This is not the homestead property of the Grantor, Langley Tolbert Warnke as defined in the Code of Alabama §6-10-3.

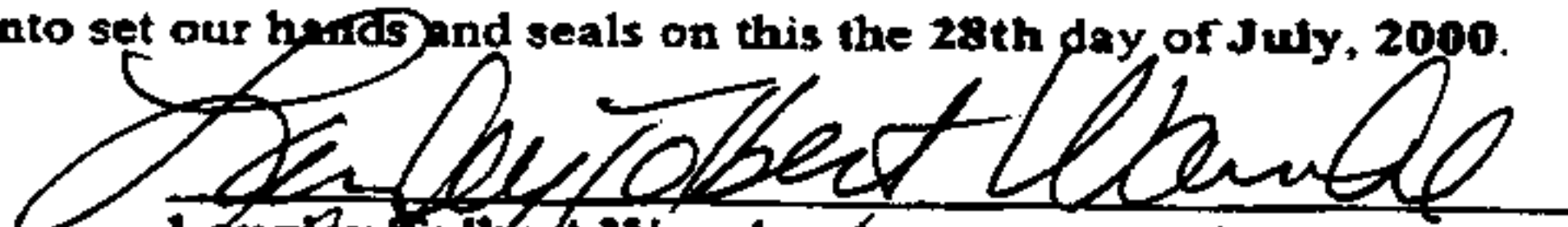
This conveyance is hereby made subject to restrictions, easements and rights of way of record in the Probate Office of Shelby County, Alabama.

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 GRANTORS do for themselves, their successors and assigns covenant with the said GRANTEES, their heirs and assigns, that GRANTORS are 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 GRANTORS have a good right to sell and convey the same as aforesaid; that GRANTORS will and their heirs 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, we have hereunto set our hands and seals on this the 28th day of July, 2000.

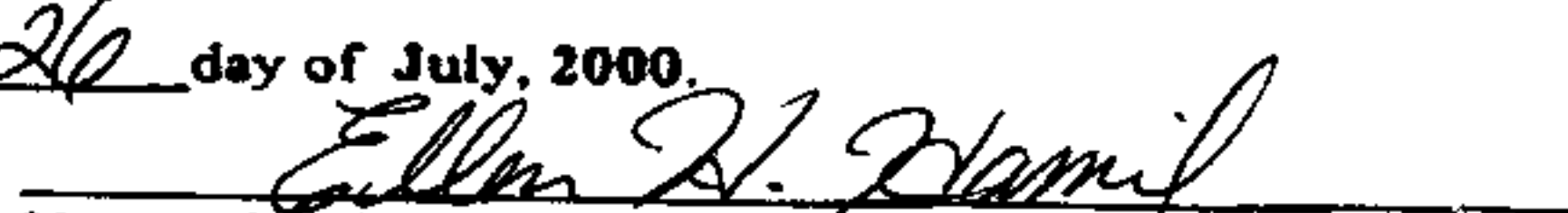

Langley Tolbert Warnke

Barton S. Tolbert

STATE OF ALABAMA
COUNTY OF Montgomery

I, the undersigned, a notary public in and for said county in said state, hereby certify that Langley Tolbert Warnke, a married woman, 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, she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 28 day of July, 2000.


Notary Public

My Commission Expires: NOTARY PUBLIC STATE OF ALABAMA AT LARGE.
COMMISSION EXPIRES: Mar. 2, 2002.
ED THRU NOTARY PUBLIC UNDERWRITERS.
STATE OF ALABAMA
COUNTY OF SHELBY

I, the undersigned, a notary public in and for said county in said state, hereby certify that Barton S. Tolbert, an unmarried man, 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 executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 28th day of July, 2000.


Onnie D. Dickerson, III, Notary Public

My Commission Expires: 4/23/2004

08/02/2000-25966

01:13 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 HNS 74.00

Inst # 2000-25966