

This form provided by

SHELBY COUNTY ABSTRACT & TITLE CO., INC.

P. O. Box 752 - Columbiana, Alabama 35051
(205) 669-6204 (205) 669-6291 Fax (205) 669-3130

SEND TAX NOTICE TO:

(Name) Stanley V. Shiparski

(Address) 200 King James Court

Alabaster, AL 35007

This instrument was prepared by: **MIKE T. ATCHISON**
CORRECTIVE P. O. Box 822
Columbiana, AL 35051

Form 1-1-5 Rev. 4/99

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - Stewart Title Insurance Corp. of Houston, TX

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Thirty One Thousand and no/100----- DOLLARS

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

Thomas R. Doyal and wife, Karen H. Doyal

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

Stanley V. Shiparski and Marlene R. Shiparski

(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 16, according to the survey of Spring Gate Estates, Phase One, as recorded in Map Book 19, Page 23, in the Probate office of Shelby County, Alabama.

Situated in Shelby County, Alabama.

This deed is being recorded to correct deed recorded in Instrument No. 2000-26498.

Inst # 2001-11759

03/30/2001-11759

08:47 AM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 001 12.00

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 hereto set our hand(s) and seal(s), this March day of 2001.

WITNESS:

(Seal)

(Seal)

(Seal)

Thomas R. Doyal (Seal)

(Seal)

Karen H. Doyal (Seal)

STATE OF ALABAMA

Shelby

COUNTY }

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Thomas R. Doyal and Karen H. Doyal 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 March day of 2001 A. D., ~~19~~ 2001

My Commission expires: 12/15/03