

This instrument was prepared by:
Stephen D. Keith, Attorney at Law
One Chase Corporate Center
Suite 490
Birmingham, Alabama 35244

Please Send Tax Notice to:
Kevin D. Plunkett or Cortney T. Plunkett
521 Crosscreek Trail
Pelham, Alabama 35124

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

COUNTY OF SHELBY

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **Ninety Thousand and 00/100 Dollars (\$90,000.00)** to the undersigned Grantor in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, I/we, **Richard Lee Thompson and wife, Marsha Thompson** (hereinafter referred to as Grantor whether one or more), do grant, bargain, sell and convey unto **Kevin D. Plunkett and Cortney T. Plunkett**, (hereinafter referred to as Grantees) for and during their joint lives as joint tenants 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 20 and the South 10 feet of Lot 19, in Block 7, according to the Survey of Oak Mountain Estates, Sixth Sector, as recorded in Map Book 5, Page 102, in the Probate Office of Shelby County, Alabama.

Subject to:

1. Taxes for the year 2001 and all subsequent years.
2. Any and all easements, restrictions, covenants, mineral reservations, conveyance of minerals, and rights of way applicable to subject property.

Note: \$87,300.00 of the purchase price was paid with a mortgage loan closed and recorded simultaneously herewith.

TO HAVE AND TO HOLD to said Grantees for and during their joint lives as joint tenants and upon the death of either of them, then to the survivorship of them in fee simple, and to the heirs of each such survivor forever, together with every contingent remainder and right of reversion.

And I do for myself, and for my heirs, executors and administrators covenant with said Grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my heirs, executors and administrators shall warrant and defend the same to said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I/we have hereunto set my/our hand and seal this 5 day of April, 2001.

Richard Lee Thompson
 Richard Lee Thompson
Marsha Thompson
 Marsha Thompson

State of Alabama)
)
 Shelby County)

I, the undersigned, a Notary Public in and for said County, in said state, hereby certify that **Richard Lee Thompson and Marsha Thompson**, 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 they executed the same voluntarily on the day same bears date.

Given under my hand and seal this 5th day of April, in the year 2001

[Signature]

 Notary Public
 My Commission Expires 3/21/2004

04/12/2001-13917
 09:07 AM CERTIFIED
 SHELBY COUNTY JUDGE OF PROBATE
 001 MB 14.00

Inst # 2001-13917