

This form furnished by: **Cahaba Title, Inc.**

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This instrument was prepared by:
(Name) Courtney Mason & Associates, P.C.
(Address) 1904 Indian Lake Drive, Suite 100
Birmingham, Alabama 35244

Send Tax Notice to:
(Name) Joe N. Rose
(Address) _____

CORPORATION FORM WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA }
Shelby COUNTY } **KNOW ALL MEN BY THESE PRESENTS,**

That in consideration of _____ DOLLARS

to the undersigned grantor Carter Homes and Development, Inc. a corporation,

(herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto Joe N. Rose and wife, Cheri A. Rose

(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 1333A, according to a Resurvey of a Resurvey of Lot 1332-A, Amended Map of Weatherly, Wixford Forest, Sector 13, as recorded in Map Book 28 page 50, in the Probate Office of Shelby County, Alabama.

All of the above recited purchase price was paid from a mortgage loan closed simultaneously herewith.

Subject to existing setback lines, rights of way, current taxes, restrictions and covenants, and easements, if any, of record.

Inst # 2001-27206

07/02/2001-27206

01:16 PM CERTIFIED

SHELBY COUNTY JUDGE OF PROBATE

001 MB 12.00

THE PREPARER OF THIS DOCUMENT HAS NOT EXAMINED TITLE TO THE PROPERTY DESCRIBED HEREIN AND MAKES NO CERTIFICATION AS TO TITLE.

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 said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that it is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors, and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR, by its _____ President, who is authorized to execute this conveyance, has hereto set its signature and seal(s) this 19 day of May, ~~XX~~ 2001

ATTEST:

Secretary

By [Signature]
Carter Homes and Development, Inc.
President

STATE OF ALABAMA }
Shelby County }

I, _____ the undersigned _____, a Notary Public in and for said County, in said State, hereby certify that _____, whose name as _____ President of _____ Carter Homes and Development, Inc., a corporation, 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), (she), as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

Given under my hand and official seal, this 19 day of May, A.D., ~~XX~~ 2001

2.20.03
My Commission Expires:

PEGGY I. MURPHY
MY COMMISSION EXPIRES FEBRUARY 20, 2003

Notary Public