

INSTRUMENT PREPARED BY:  
Douglas W. Ingram, Attorney  
623 Red Lane Rd. Ste 204  
Birmingham, AL 35215

Send Tax Notice To:  
Eugene Grant and Shelia Grant  
1016 - 5<sup>th</sup> Avenue Northwest  
Alabaster, Alabama 35007

Inst # 2001-29076

WARRANTY DEED WITH RIGHT OF SURVIVORSHIP

ALABAMA )

) Know All Men By These Presents.

SHELBY )

That in consideration of One Hundred Twenty Two Thousand Nine Hundred Dollars and 00/100's Dollars (\$122,900.00) and other valuable and good Consideration to the undersigned GRANTOR) herein, the receipt of which is acknowledged, I or we,

Scott B. Brummitt and wife, Terri A. Brummitt  
herein referred to as GRANTOR(S) do grant, bargain, sell and convey unto:

Eugene Grant and Sheila Grant

(Herein referred to as the GRANTEE(S), 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 Shelby County, Alabama, to-wit:

Lot 7, according to the Survey of Hamlet, 3<sup>rd</sup> Sector, as recorded in Map Book 8, page 130, in the Probate Office of Shelby County, Alabama.

Subject to:

Ad valorem taxes for 2001 and subsequent years not yet due and payable until October 1, 2000. Existing covenants and restrictions, easements, building lines, and limitations of record.

One Hundred Twenty One Thousand Three Hundred Forty Two Thousand and 00/100ths (\$121,342.00) of the above consideration is being paid by a mortgage executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD, to the said GRANTEE(S), his, her or their heirs and assigns forever.

And I (we) do, for ourselves and for my (our) heirs, executors, and administrators covenant with the said GRANTEE(S), 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 GRANTEE(S), their heirs and assigns forever, against the lawful claims of all persons.


IN WITNESS WHEREOF, I have hereunto set my hand and seal this 29<sup>th</sup> day of June, 2001.

\_\_\_\_\_(Seal)

 (Seal)

Scott B. Brummitt

\_\_\_\_\_(Seal)

 (Seal)

Terri A. Brummitt

STATE OF ALABAMA )

) General Acknowledgment

SHELBY COUNTY )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that acknowledged before me on this day, that, Scott B. Brummitt and wife, Terri A. Brummitt, whose names are signed to the foregoing conveyance, and who are known to me, 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 28<sup>th</sup> day of June A.D., 2001.

  
NOTARY PUBLIC

My Commission Expires July 26, 2004

07/12/2001-29076  
02:26 PM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 MEL 13.00