

01-0381

SEND TAX NOTICE TO
KENNETH E. BLACKMON
3240 GARDEN LANE
BIRMINGHAM, AL 35242

WARRANTY DEED

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

STATE OF ALABAMA:
COUNTY OF Shelby:

KNOW ALL MEN BY THESE PRESENTS, that in consideration of TWO HUNDRED THOUSAND DOLLARS (\$200,000.00) DOLLARS and other valuable considerations to the undersigned GRANTOR or GRANTORS in hand paid by the GRANTEE(S) herein, the receipt whereof, is hereby acknowledged I/we, **DAVID J. ROSS and KIMBERLEY R. ROSS, HUSBAND AND WIFE**, (herein referred to as GRANTOR(S)), do hereby GRANT, BARGAIN, SELL and CONVEY unto **KENNETH E. BLACKMON and MELINDA A. BLACKMON, HUSBAND AND WIFE** (herein referred to as 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 the **County of Shelby, and State of Alabama**, to-wit:

LOT 8, IN BLOCK 5, ACCORDING TO THE MAP OF SUNNY MEADOWS, AS RECORDED IN MAP BOOK 8, PAGE 18 A,B, AND C, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA

\$_____ OF THE PURCHASE PRICE WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN CLOSED SIMULTANEOUSLY HERewith

Subject to easements, restrictive covenants and ad valorem taxes of record

TO HAVE AND TO HOLD to the said 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 their heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion

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, that I (we) have a good right to sell and convey the same to the said GRANTEES, their heirs and assigns forever, against the lawful claims of all persons, except as to the hereinabove restrictive covenants, conditions, easements and ad valorem taxes of record

IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 10th day of July, 2001

David J. Ross
DAVID J. ROSS

Kimberley R. Ross
KIMBERLEY R. ROSS

THE STATE OF ALABAMA,
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County and State hereby certify that DAVID J. ROSS and KIMBERLEY R. ROSS whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me acknowledged before me on this day, that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date

Given under my hand official seal this 10th day of July, 2001

Jane E. Brogden
Notary Public
My commission exp. 4.2.2004

Prepared by
STEWART & ASSOCIATES, P.C.
3585 GRANDVIEW PARKWAY, SUITE 350
BIRMINGHAM, AL 35243

JANE E. BROGDEN
Notary Public - State of Florida
My Commission Expires Apr 2, 2004
Commission # CC915013

Inst #

21600077
07/20/2001-30077
09:00 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
211.00
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