

This instrument was prepared by:  
Clayton T. Sweeney, Attorney  
2700 Hwy. 280E, Suite 390E  
Birmingham, AL 35223

SEND TAX NOTICE TO:  
BOBBY NEAL BLACKWELL  
MILDRED A. BLACKWELL  
1127 Hardwood Cove  
Birmingham, AL 35242  
Inst # 2001-35062

STATE OF ALABAMA}  
COUNTY OF SHELBY}

08/17/2001-35062  
10:47 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
001 CH 12.00  
\$1000.00  
Warranty Deed/ITWROS

KNOW ALL MEN BY THESE PRESENTS, That in consideration of **TEN DOLLARS AND NO/100's DOLLARS (\$10.00)** to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt of whereof is acknowledged, I/we **BOBBY NEAL BLACKWELL** and wife, **MILDRED A. BLACKWELL**, (herein referred to as grantors, whether one or more) do grant, bargain, sell, and convey unto **BOBBY NEAL BLACKWELL and MILDRED A. BLACKWELL and KEVIN NEAL BLACKWELL** (herein referred to as GRANTEES) as joint tenants, with right of survivorship, the following described real estate, situated in SHELBY County, Alabama:

Lot 110, according to the Amended Map of The Cove of Greystone, Phase 1, as recorded in Map Book 26, Page 39, in Probate Office of Shelby County, Alabama.

Subject to:

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

The preparer of this instrument makes no representations as to the status of the title of the property conveyed herein.

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 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, and that I/we will and my/our heirs, executors, and administrators 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, I/we have hereto set my/our hand(s) and seal(s), this the 17 day of August, 2001.

Bobby Neal Blackwell  
BOBBY NEAL BLACKWELL

Mildred A. Blackwell  
MILDRED A. BLACKWELL

STATE OF ALABAMA}

Jefferson COUNTY}

I, the undersigned authority, a Notary Public in and for said County in said State, hereby certify that **BOBBY NEAL BLACKWELL** and **MILDRED A. BLACKWELL**, whose names 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 17 day of August, 2001.

Beverly S. Knapp  
Notary Public

AFFIX SEAL

My Commission Expires:

NOTARY PUBLIC STATE OF ALABAMA AT LARGE  
MY COMMISSION EXPIRES: May 16, 2003.  
LOANED THRU NOTARY PUBLIC UNDERWRITERS.