

This Instrument Prepared by:
F. Wade Steed
1800 International Park Drive, Suite 10
Birmingham, Alabama 35243

Send Tax Notice to:
Robert E. Woods and Sharon A. Woods
19031 River Road
Shelby, AL 35143

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 other good and valuable considerations and the sum of One Hundred, seventy-five thousand, nine hundred and no/100 (\$175,900.00) Dollars to the undersigned GRANTORS in hand paid by the GRANTEEES herein, the receipt of which is hereby acknowledged, James T. Hill and wife, Sherry L. Hill, (hereinafter referred to as GRANTORS), do hereby grant, bargain, sell and convey unto Robert E. Woods and wife, Sharon A. Woods, (hereinafter referred to as GRANTEEES), 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 7, according to the Survey of Shelby Shores, Inc., the 1969 Sector, as recorded in Map Book 5, Page 46, in the Office of the Judge of Probate of Shelby County, Alabama.

Subject to:

1. 2001 Ad Valorem Taxes, a lien but not yet due and payable.
2. All easements, restrictions, covenants, rights of way, limitations and agreements of record.
3. Any mineral and mining rights not owned by the Grantor.

Note: \$174,900.00 of the above referenced purchase price is being paid from loan proceeds as referenced in that certain mortgage instrument filed simultaneously herewith.

Together with all and singular tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining in fee simple.

TO HAVE AND TO HOLD the same unto GRANTEEES 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 the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And said GRANTORS do for themselves, their successors and assigns covenant with the said GRANTEEES, their heirs and assigns, that GRANTORS are lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above, that they are entitled to the immediate possession thereof; that GRANTORS have a good right to sell and convey the same as aforesaid; that GRANTORS will and their heirs and assigns shall, warrant and defend the same to the said GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

Inst # 2001-42109

09/28/2001-42109
01:23 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
15.00
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IN WITNESS WHEREOF, we have hereunto set our hands and seals on this the 25 day of Sept, 2001.

James T. Hill
James T. Hill

Sherry L. Hill
Sherry L. Hill

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a notary public in and for said county in said state, hereby certify that James T. Hill and wife, Sherry L. Hill, 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 the 25th day of September, 2001.

[Signature]
Notary Public

My Commission Expires:

11/05/03

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SHELBY COUNTY JUDGE OF PROBATE
002 CH 15.00