

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVOR

This instrument was prepared by:
B. CHRISTOPHER BATTLES
3150 HIGHWAY 52 WEST
PELHAM, AL. 35124

Send tax notice to:
Charles Cottingham and Verica Cottingham
471 - 17th Street
Calera, Alabama 35040

STATE OF ALABAMA
COUNTY OF SHELBY

Know All Men by These Presents: That in consideration of **Ninety one thousand five hundred and no/100 (\$91,500.00)** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt where is acknowledged, I or we, **Deborah Hogg Rhodes, a married woman and Dana Lea Hogg, an unmarried woman and William Donald Hogg and Shirley Hogg, husband and wife** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **Charles Cottingham and Verica Cottingham** (herein referred to as grantee, whether one or more), the following described real estate, situated in **Shelby County, Alabama**, to-wit:

Lot 15 and 16, Block 77, according to J. H. Dunstan's Map of the Town of Calera, on file in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

THIS PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF DEBORAH HOGG RHODES NOR HER SPOUSE. Subject to existing easements, restrictions, set-back lines, rights of way, limitations, if any of record.

THIS PROPERTY DOES NOT CONSTITUTE THE HOMESTEAD OF DANA LEA HOGG. \$91,698.00 of the purchase price recited above was paid from mortgage loan closed simultaneously herewith.

To Have and to Hold to the said grantee, 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 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 grantee, his, her or 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 stated 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, his, her or their heirs and assigns forever, against the lawful claims of all persons.

In Witness Whereof, I (we) have hereunto set my (our) hand(s) and seal(s) this 21st day of December, 2001.

Witness

Deborah Hogg Rhodes (Seal)
Deborah Hogg Rhodes

Witness

Dana Lea Hogg (Seal)
Dana Lea Hogg

Witness

William Donald Hogg (Seal)
William Donald Hogg

Witness

Shirley A. Hogg (Seal)
Shirley Hogg

Deborah Rhodes and Deborah Hogg Rhodes are one and the same person.

Dana Hogg and Dana Lea Hogg are one and the same person.

STATE OF ALABAMA
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William D. Hogg and William Donald Hogg are one and the same person.

Shirley A. Hogg and Shirley Hogg are one and the same person.

I, **B. CHRISTOPHER BATTLES**, a Notary Public in and for said County, in said State, hereby certify that **Deborah Hogg Rhodes, a married woman and Dana Lea Hogg, an unmarried woman and William Donald Hogg and Shirley Hogg, husband and wife**, whose name(s) 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 this conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 21st day of December, 2001.

Notary Public

My Commission Expires: 02-25-05

01/02/2002-00061
09:53 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 HEL 14.00

19000-2002 # 1341