WARRANTY DEED
JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA)
COUNTY OF SHELBY)

That in consideration of $178,500.00 **to the undersigned Grantor(s),** Frederik Sijgers and Julie A. Sijgers, Husband and Wife, **in hand paid by the Grantees herein, the receipt of which is hereby acknowledged, the said Grantor does by these presents, grant, bargain, sell and convey unto** Walter Gavin Stockli and Elizabeth Anna Stockli, Husband and Wife **(herein referred to as Grantees) as joint tenants with right of survivorship, the following described real estate, situated in** Shelby **County, Alabama, to-wit:**

Lot 47, according to the Survey of Homestead Second Sector, as recorded in Map Book 6, Page 74, in the Probate Office of Shelby County, Alabama.

Address of Property: 2632 Buckboard Road, Birmingham, AL 35242

Described property to become the homestead of Grantees.

Inst # 2002-04474

Subject to taxes for the year 2002 and subsequent years, easements, restrictions, reservations, rights-of-way, limitations, covenants and conditions of record, if any, and mineral and mining rights, if any.

142,800.00 **of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.**

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 the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said GRANTOR does for itself, its successors and assigns, covenant with said GRANTEES, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said GRANTEES, their heirs, executors and assigns forever, against the lawful claims of all persons.

01/25/2002-04474
01:33 PM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 MEL 47.00

IN WITNESS WHEREOF, the said GRANTOR(S), who is authorized to execute this conveyance, has hereto set its signature and seal, this the 23 **day of** January, ~~2001~~ 2002.

By: Frederik Sijgers by Dawn Kirkland his attorney in fact
Grantor

Julie A. Sijgers by Dawn Kirkland her attorney in fact
Grantor

STATE OF ALABAMA)
COUNTY OF SHELBY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Frederik Sijgers (by his Attorney in Fact, Dawn Kirkland) and Julie A. Sijgers (by her Attorney in Fact, Dawn Kirkland), Husband and Wife, **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 executed the same voluntarily on the day the same bears date.**

Given under my hand and official seal, this 23 **day of** January, ~~2001~~ 2002.

Dana H. Johnson
Notary Public
Commission Expires: 3/26/05

THIS INSTRUMENT PREPARED BY:
Kevin Hays and Associates, P.C.
100 Concourse Parkway, Suite 101
Birmingham, Alabama 35244

SEND TAX NOTICES TO:
Walter Gavin Stockli
Elizabeth Anna Stockli
2632 Buckboard Road
Birmingham, AL 35242