

**THIS INSTRUMENT PREPARED BY:**  
**James J. Odom, Jr.**  
**P.O. Box 11244**  
**Birmingham, AL 35202-1244**

**SEND TAX NOTICE TO:**  
**Danny N. Isbell, Jr. and Lesia Isbell**  
**4478 Highway 11**  
**Pelham, AL 35124**

**STATE OF ALABAMA            )**  
**COUNTY OF SHELBY         )**

**WARRANTY DEED**

**KNOW ALL MEN BY THESE PRESENTS THAT** in consideration of Eighteen Thousand and No/100 Dollars (\$18,000.00), and other good and valuable consideration, paid to the undersigned grantor, Glenda Cash Burnett (formerly Glenda N. Cash), a married woman ("Grantor"), by Danny N. Isbell, Jr. and Lesia Isbell ("Grantees"), the receipt and sufficiency whereof are hereby acknowledged, Grantor does by these presents, grant, bargain, sell and convey unto the Grantees, as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama (the "Premises"), to-wit:

Lot 32, First Addition to Deer Springs Estates, Inc., as recorded in Map Book 5, at Page 55, in the Probate Office of Shelby County, Alabama..

**SUBJECT TO:** (1) Current taxes; (2) Permits to Alabama Power Company recorded in Deed Book 127, at Page 399, in the Probate Office of Shelby County, Alabama; (2) 35-foot building set back line from Deer Springs Road as shown on recorded map; (3) Title to minerals underlying caption lands with mining rights and privileges belonging thereto; (4) 10-foot utility easement across the West side of said lot as shown on recorded map.

\$16,000.00 of the purchase price recited herein was paid from a mortgage loan closed simultaneously herewith.

This property does not constitute the homestead of the Grantor herein.

**TO HAVE AND TO HOLD** to the 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 Grantor does for herself, her heirs and assigns, covenant with Grantees, their heirs and assigns, that she is lawfully seized in fee simple of the Premises; that the Premises are free from all encumbrances, except as noted above; that Grantor has a good right to sell and convey the Premises as aforesaid; that

01/28/2002-04625  
10:29 AM CERTIFIED  
SHELBY COUNTY JUDGE OF PROBATE  
002 MEL 16.00

Tax # 2002-04625



Grantor will, and her heirs and assigns shall, warrant and defend the same to the Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned has executed this conveyance on this the 23<sup>rd</sup> day of January, 2002.

WITNESS:

A. Marshall

Glenda Cash Burnett

Glenda Cash Burnett  
(formerly Glenda N. Cash)

STATE OF ALABAMA           )  
COUNTY OF SHELBY        )

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Glenda Cash Burnett (formerly Glenda N. Cash), a married woman, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 23<sup>rd</sup> day of January, 2002.

Anne P. Marshall  
Notary Public

My Commission Expires: 3/13/2003

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