

This instrument was prepared by:
Corley, Moncus & Ward, P.C.
400 Shades Creek Parkway
Birmingham, AL 35209

Send Tax Notice To: W. Todd Larry and Christine S. Larry
5440 Caldwell Mill Road
Birmingham, Alabama 35243

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA

} KNOW ALL MEN BY THESE PRESENTS,

SHELBY COUNTY

That in consideration of Fifty-Two Thousand Five Hundred dollars and no/100 (\$52,500.00) to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we, Carl Daniel DeShazo and wife, Judy DeShazo (herein referred to as grantors) do grant, bargain, sell and convey unto W. Todd Larry and wife, Christine S. Larry (herein referred to as GRANTEEES) as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama to-wit:

See Attached Exhibit "A"

Subject to current taxes, easements and restrictions of record.

Inst. # 2002-06058

02/05/2002-06058
09:53 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 CH 69.50

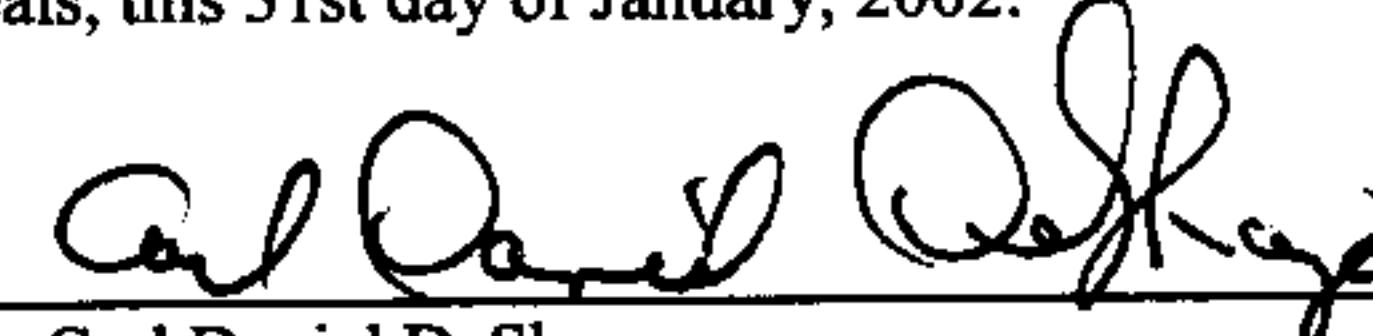
\$0.00 of the Purchase Price was paid from the proceeds of a mortgage recorded simultaneously herewith.

TO HAVE AND TO HOLD, Unto the said GRANTEEES 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 the said GRANTEEES, 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; that I (we) will and my (our) heirs, executors and administrators shall warrant and defend the same to the said GRANTEEES, their heirs and assigns forever, against the lawful claims of all persons.

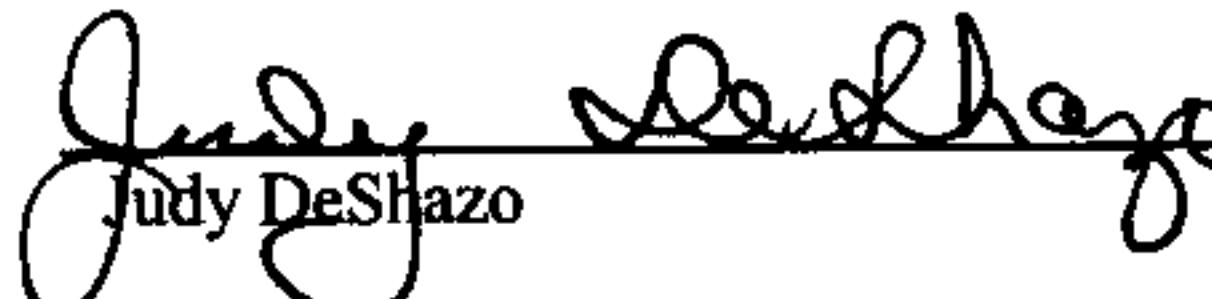
IN WITNESS WHEREOF, we have hereunto set our hands and seals, this 31st day of January, 2002.

(Seal)



(Seal)

(Seal)



(Seal)

(Seal)

(Seal)

(Seal)

STATE OF ALABAMA

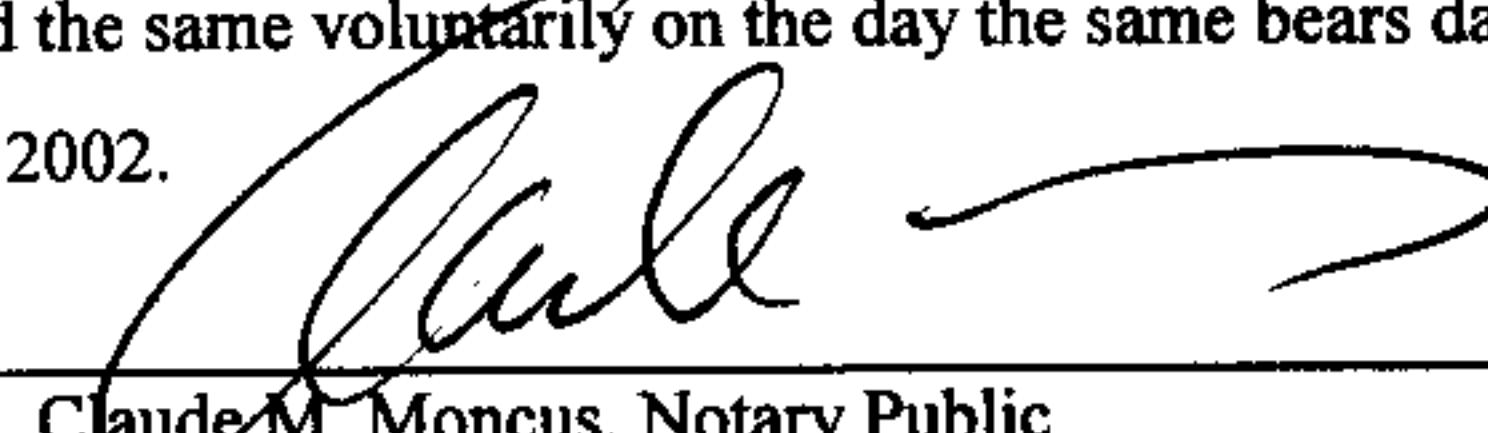
}

General Acknowledgment

JEFFERSON COUNTY

I, Claude M. Moncus, a Notary Public in and for said County, in said State, hereby certify that Carl Daniel DeShazo and wife, Judy DeShazo 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 31st day of January, 2002.


Claude M. Moncus, Notary Public

My commission expires: 12/28/2003

Exhibit "A"

, part of Lot 2, according to the survey of DeShazo Estates, as recorded in Map Book 8, Page 143, in the Probate Office of Shelby County, Alabama, more particularly described as follows: Begin at the Northwesterly corner of said Lot 2; thence in a Southcasterly direction along the Northerly line of said Lot 2, a distance of 307.59 feet to the Northeasterly corner of said Lot 2; thence 99 degrees 13 minutes right in a Southwesterly direction along the Easterly line of said Lot 2, a distance of 239.66 feet; thence 99 degrees 35 minutes 11 seconds right in a Northwesterly direction a distance of 306.83 feet to a point in the Westerly line of said Lot 2; thence 79 degrees 58 minutes 49 seconds right, in a Northeasterly direction a distance of 139.30 feet to the point of beginning.

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