

This instrument was prepared by:
Clayton T. Sweeney, Attorney
2700 Highway 280 East, Suite 160
Birmingham, AL 35223

Send Tax Notice To:
David P. Wilton and Kelley S. Wilton
136 Park Place Lane
Alabaster, AL 35007

STATE OF ALABAMA)
 :
COUNTY OF SHELBY)

JOINT SURVIVORSHIP DEED

KNOW ALL MEN BY THESE PRESENTS: That, for and in consideration of **One Hundred Fifteen Thousand and 00/100 (\$115,000.00)**, and other good and valuable consideration, this day in hand paid to the undersigned **Joanna C. Garner, and husband\ Steven W. Garner and James D. Crawford, a married man**, (hereinafter referred to as GRANTORS), in hand paid by the GRANTEES herein, the receipt whereof is hereby acknowledged, the GRANTORS do hereby give, grant, bargain, sell and convey unto the GRANTEES, **David P. Wilton and Kelley S. Wilton**, (hereinafter referred to as GRANTEES), for and during their joint lives and upon the death of either, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described Real Estate, lying and being in the County of **Shelby**, State of Alabama, to-wit:

Lot 6, according to the amended plat of Park Place, Fourth Addition, as recorded in Map Book 18, Page 116, in the Probate Office of Shelby County, Alabama; being situated in Shelby County, Alabama.

Subject To:

Ad valorem taxes for 2002 and subsequent years not yet due and payable until October 1, 2002. Existing covenants and restrictions, easements, building lines and limitations of record.

\$114,098.00 of the consideration was paid from the proceeds of a mortgage loan closed simultaneously herewith.


The property conveyed herein does not constitute the homestead of the Grantor, James D. Crawford or his spouse.

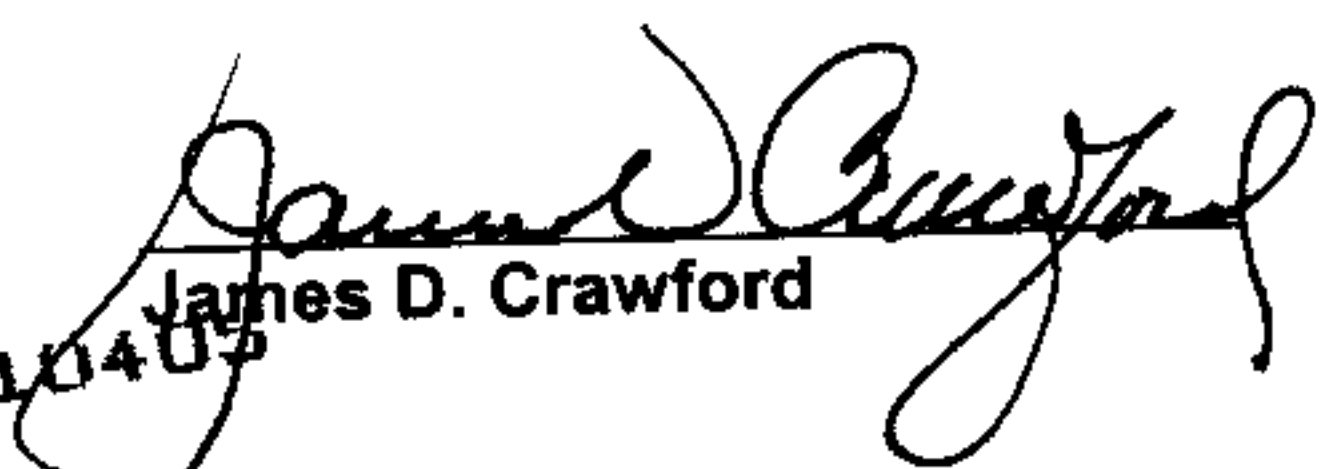
TO HAVE AND TO HOLD, the tract or parcel of land above described together with all and singular the rights, privileges, tenements, appurtenances, and improvements unto the said GRANTEES, for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor, forever.

AND SAID GRANTORS, for said GRANTORS, GRANTORS' heirs, successors, executors and administrators, covenants with GRANTEES, and with GRANTEES' heirs and assigns, that GRANTORS are lawfully seized in fee simple of the said Real Estate; that said Real Estate is free and clear from all Liens and Encumbrances, except as hereinabove set forth, and except for taxes due for the current and subsequent years, and except for any Restrictions pertaining to the Real Estate of record in the Probate Office of said County; and that GRANTORS will, and GRANTORS' heirs, executors and administrators shall, warrant and defend the same to said GRANTEES, and GRANTEES' heirs and assigns, forever against the lawful claims of all persons.

IN WITNESS WHEREOF, said GRANTORS have hereunto set their hands and seals this the 20th day of February, 2002.


Joanna C. Garner


Steven W. Garner


James D. Crawford

Inst # 2002-10405


03/05/2002-10405
07:37 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 CH 18.00

CLAYTON T. SWEENEY, ATTORNEY AT LAW

STATE OF GEORGIA)
COUNTY OF Chatham)

I, the undersigned, a Notary Public, in and for said County and State, hereby certify that Joanna C. Garner, and husband Steven W. Garner, 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 Instrument they executed the same voluntarily on the day the same bears date.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 20th day of February, 2002.



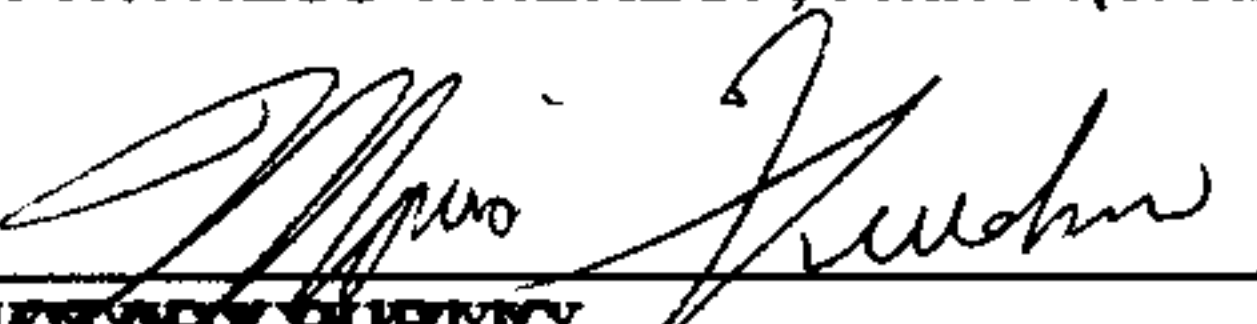
NOTARY PUBLIC
My Commission Expires: _____

MORRIS FRIEDMAN
Notary Public, Chatham County, GA
My Commission Expires June 20, 2003

~~XXXXXX~~
~~STATE OF GEORGIA~~)
~~XXXXXX~~)
~~COUNTY OF JEFFERSON~~)

~~I, the undersigned, a Notary Public, in and for said County and State, hereby certify that James D. Crawford 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 instrument he executed the same voluntarily on the day the same bears date.~~

~~IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 20th day of February, 2002.~~

~~

NOTARY PUBLIC
My Commission Expires: XXXXXXXXXXXXXXXXXXXX~~

~~XXXXXXXXXXXXXXXXXXXX
MORRIS FRIEDMAN
Notary Public, Chatham County, GA
My Commission Expires June 20, 2003~~

STATE OF Alabama)
COUNTY OF Jefferson)

I, the undersigned, a Notary Public in and for said County and for said State, hereby certify that James D. Crawford, 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, he, executed the same voluntarily on the day the same bears date.

Given under my hand and seal of office this the 21st day of February, 2002.


NOTARY PUBLIC

My commission expires: 6-5-2003

AFFIX SEAL

Inst # 2002-10405

03/05/2002-10405
07:37 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
003 CH 18.00