

This Instrument Prepared By:
James F. Burford, III
Attorney at Law
Suite 101, 1318 Alford Avenue
Birmingham, Alabama 35226

Send Tax Notice To:
B.J. HUMPHRIES
215 BROOK GREEN LANE
PELHAM, AL.
35724

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVORS

STATE OF ALABAMA)
SHELBY COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That in consideration of One Hundred Five Thousand and No/100 Dollars (\$105,000.00) and other good and valuable considerations, to the undersigned Grantor (whether one or more), in hand paid by Grantees herein, the receipt whereof is acknowledged, I, Bobby J. Durham, married, Stephen M. Stamba, married, Joseph A. Stamba, married and Peter C. Rouveyrol, married, (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto B. J. Humphries and Diane B. Humphries, (herein referred to as Grantees), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 2, Cahaba River Get A Ways Subdivision as recorded in Map Book 29, Page 94, Probate Office of Shelby County, Alabama, situated in Shelby County, Alabama.

SUBJECT TO: (1) Taxes due in the year 2002 and thereafter; (2) Easements, restrictions, and rights-of-way of record; (3) Mineral and mining rights not owned by the Grantors; (4) Riparian rights, if any, in and to the use of Cahaba River.

Eighty-two Thousand One Hundred Three and 60/100 Dollars (\$82,103.60) of the consideration recited herein was derived from Mortgage Loan closed simultaneously herewith.

The Property conveyed herein is not the homestead of any of the Grantors or their spouses.

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 we do for ourselves and for our heirs, executors and administrators covenant with the said GRANTEES, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and our heirs, executors and administrators shall warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the undersigned, _____, has hereunto set his hand and seal, this the 8 day of MARCH, 2002.


Bobby J. Durham


Stephen M. Stamba


Joseph A. Stamba


Peter C. Rouveyrol

03/08/2002-11280
C:\MyFiles\Jim\CahabaRiver GetAWays\HumphriesJd.11280.d
11:55 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
002 KCB 39.00

Inst # 2002-11280

STATE OF ALABAMA)

[Signature] COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Bobby J. Durham, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 8 day of April, 2002.

[Signature]
Notary Public

My Commission Expires: 3-1-06

Inst # 2002-11280

STATE OF ALABAMA)

[Signature] COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Stephen M. Stamba, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 8 day of March, 2002.

[Signature]
Notary Public

My Commission Expires: 3-1-06

STATE OF ALABAMA)

[Signature] COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Joseph A. Stamba, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 8 day of March, 2002.

[Signature]
Notary Public

My Commission Expires: 3-1-06

STATE OF ALABAMA)

[Signature] COUNTY)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Peter C. Rouveyrol, whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument he executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 8 day of March, 2002.

[Signature]
Notary Public

My Commission Expires: 3-1-06