

V-502

SEND TAX NOTICE TO:

This instrument was prepared by  
Law Firm,  
Maddox, Thornley & Sanders  
Jasper, Alabama 35501

(Name) \_\_\_\_\_  
(Address) \_\_\_\_\_

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA )  
SHELBY COUNTY ) KNOW ALL MEN BY THESE PRESENTS:

That in consideration of Ten Dollars and other good and valuable considerations to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, **Timothy D. Davis and wife, Terry Y. Davis** (herein referred to as grantors) do grant, bargain, sell and convey unto **Robert J. Baker and Mallory J. Baker** (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 36, according to the survey of Navajo Pines, as recorded in Map Book 5 page 108, in the Probate Office of Shelby County, Alabama, being situated in Shelby County, Alabama. Mineral and mining rights excepted.

Subject to restrictions, covenants and conditions as recorded in Misc. Book 5 page 33.

TO HAVE AND TO HOLD Unto the said 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 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, we have hereunto set our hands and seals, this 10<sup>th</sup> day of July, 2002.

Timothy D. Davis (Seal)  
TIMOTHY D. DAVIS  
Terry Y. Davis (Seal)  
TERRY Y. DAVIS

STATE OF ALABAMA )  
COUNTY OF Jefferson )

I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that **Timothy D. Davis and wife, Terry Y. Davis** 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 10<sup>th</sup> day of July, 2002.

Matthew J. Thomas  
NOTARY PUBLIC

My Commission Expires: 3/4/06