

This instrument was prepared by

Send Tax Notice To: Britt Borders
Paige Borders
name
805 CROWN CIRCLE
address
BIRMINGHAM, AL
35242

(Name) David F. Ovson, LLC
1130 South 22nd Street
(Address) Ridge Park Building, Suite 4800
Birmingham, AL 35205

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA }
Jefferson COUNTY } KNOW ALL MEN BY THESE PRESENTS,

That in consideration of Eight Hundred Thirty-Eight Thousand and No/100 (\$838,000.00) Dollars
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Richard C. Amberson, a married man, dba Amberson Construction

(herein referred to as grantors) do grant, bargain, sell and convey unto

Britt Borders and Paige Borders

(herein referred to as GRANTEES) as joint tenants with right of survivorship, the following described real estate situated in
Jefferson County, Alabama to-wit:

Lot 602, according to the Survey of Greystone Legacy, 6th Sector, as recorded in Map Book 29, Page 21, in the Office of the Judge of Probate of Shelby County, Alabama.

SUBJECT TO:

1. Ad valorem taxes for the year 2002, which are a lien, but not yet due and payable until October 1, 2002.
2. Easements, rights-of-way, restrictions, conditions and covenants of record.

\$ 550,000.00 of the purchase price recited herein was derived from the proceeds of a mortgage loan closed simultaneously herewith.

The subject property is not the homeplace of the grantor or his spouse.

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 I (we) do for myself (ourselves) and for my (our) heirs, executors, and administrators covenant with the said GRANTEES, 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 GRANTEES, their heirs and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, I have hereunto set my hand(s) and seal(s), this 26th
day of August, 2002.

_____(Seal) _____(Seal)
_____(Seal) Richard C. Amberson _____(Seal)
_____(Seal) dba Amberson Construction _____(Seal)

STATE OF ALABAMA
Jefferson COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that
Richard C. Amberson, a married man, dba Amberson Construction
whose name(s) 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 official seal this 26th day of August A.D., 2002

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: Aug 27
BONDED THRU NOTARY PUBLIC UNDERWRITERS