

This instrument was prepared by

Send Tax Notice To: Gordon R. Walker  
name  
3632 Cheshire Road  
address  
Birmingham, Alabama 35209

(Name) William H. Halbrooks  
#1 Independence Plaza, Suite 704  
(Address) Birmingham, Alabama 35209

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

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

That in consideration of Two Hundred Seventy-Five Thousand, Four Hundred Eighty & no/100----  
(\$275,480.00) Dollars  
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,  
Edna H. Barbree

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

Gordon R. Walker and Robin A. Walker

(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 28, according to the Survey of Meadow Brook Fifth Sector First Phase,  
as recorded in Map Book 8, Page 109, in the Probate Office of Shelby County,  
Alabama.

Subject to current taxes, easements and restrictions of record.

\$ 100,000.00 of the purchase price recited above  
was paid from a mortgage loan closed simultaneously herewith.

Edna H. Barbree is the surviving grantee in that certain deed recorded  
in Real 84, Page 130, Thomas J. Barbree having died on or about the  
3<sup>rd</sup> day of March, 2000.

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, \_\_\_\_\_ have hereunto set \_\_\_\_\_ hand(s) and seal(s), this 5th  
day of November, xx 2002.

\_\_\_\_\_  
(Seal) Edna H. Barbree (Seal)  
\_\_\_\_\_  
(Seal) Edna H. Barbree (Seal)  
\_\_\_\_\_  
(Seal) \_\_\_\_\_ (Seal)

STATE OF ALABAMA  
Jefferson COUNTY

General Acknowledgment

I, the undersigned  
Edna H. Barbree, a Notary Public in and for said County, in said State, hereby certify that  
whose name(s) \_\_\_\_\_ signed to the foregoing conveyance, and who \_\_\_\_\_ known to me, acknowledged before me  
on this day, that, being informed of the contents of the conveyance \_\_\_\_\_ executed the same voluntarily  
on the day the same bears date.

Given under my hand and official seal this 5th day of November A.D., 19<sup>xx</sup> 2002

William H. Halbrooks  
\_\_\_\_\_  
William H. Halbrooks Notary Public