

This instrument was prepared by:  
**Vonda Felton, Attorney at Law**  
**Wallace, Ellis, Fowler & Head**  
**P O Box 587**  
**Columbiana, AL 35051**

Send Tax Notice to:  
**Eli Stevens**

**3161 Guilford Rd.**  
**Birmingham, AL 35223**

**WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

**STATE OF ALABAMA )**  
**SHELBY COUNTY     )**

**KNOW ALL MEN BY THESE PRESENTS**, That in consideration of **Two Hundred Thirty Five Thousand and no/00 (\$235,000.00)**, to the undersigned grantor (whether one or more), in hand paid by grantee herein, the receipt whereof is acknowledged, I or we, **Willowdean M. Hall, an unmarried woman (herein referred to as grantor, whether one or more)** bargain, sell and convey unto, **Eli Stevens and Patricia M. Stevens, (herein referred to as grantee, whether one or more)**, the following described real estate, situated in Shelby County, Alabama, to-wit:

The SE ¼ of the SW ¼ of Section 26, Township 20, Range 1 East, Shelby County, Alabama.  
Situated in Shelby County, Alabama.

Subject to restrictions, easements and rights of way of record.

Willowdean M. Hall is the surviving grantee in deed recorded in Book 228, Page 536 in the Probate Office of Shelby County, Alabama. The grantee Warren G. Hall having died on or about January 11, 2002.

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

**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, and 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, heirs, executors and assigns forever, against the lawful claims of all persons.

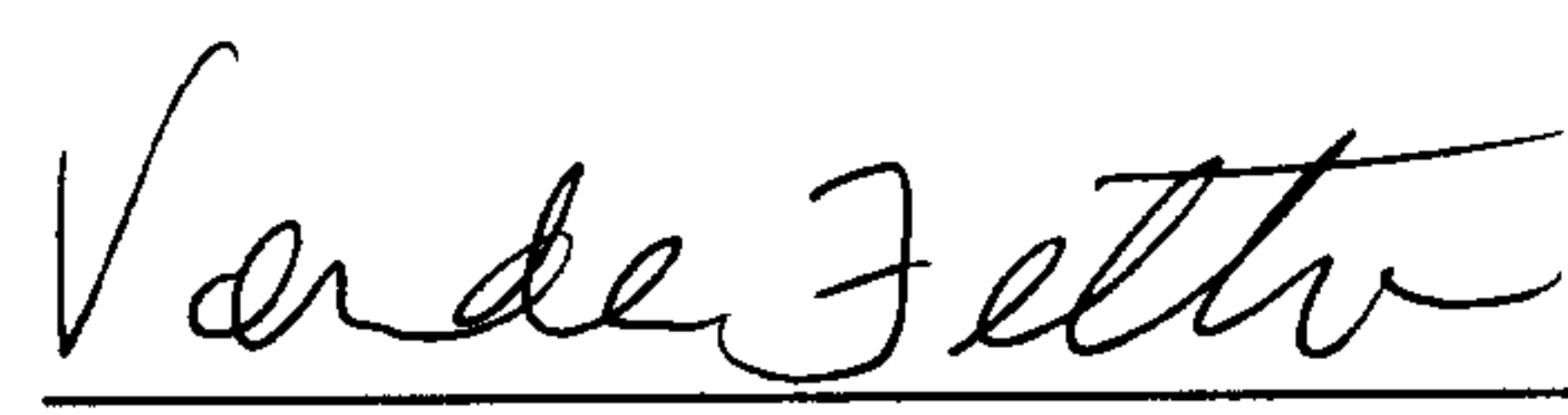
**IN WITNESS WHEREOF**, I have hereunto set my hand and seal this 4th day of April, 2003.

  
Willowdean M. Hall

**STATE OF ALABAMA**  
**SHELBY COUNTY**

**I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Willowdean M. Hall, 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 she executed the same voluntarily on the day the same bears date.**

**Given under my hand and official seal this 4th day of April, 2003.**

  
Notary Public

**My Commission Expires: 1/2/07**