

This instrument was prepared by

Send Tax Notice To: Gregory M. Flippo

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

name
4228 Milner Road East
address
Hoover, Alabama 35242

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

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

That in consideration of Five Hundred and no/100----- (\$500.00) Dollars
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
Gregory M. Flippo and wife, Melissa B. Flippo

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

Gregory M. Flippo and Melissa B. Flippo

(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 18, according to the Amended Final Record Plat of Greystone Farms,
Crescent Sector, Phase 4, as recorded in Map Book 27, Page 71, in the
Probate Office of Shelby County, Alabama. Mineral and mining rights
excepted.

Subject to current taxes, easements and restrictions of record.

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, we have hereunto set our hand(s) and seal(s), this 7th
day of May, ~~19~~ 2003.

(Seal)

(Seal)

(Seal)

Gregory M. Flippo (Seal)

Melissa B. Flippo (Seal)

STATE OF ALABAMA

Jefferson COUNTY

General Acknowledgment

I, the undersigned
Gregory M. Flippo and Melissa B. Flippo, a Notary Public in and for said County, in said State, hereby certify that
whose name(s) 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 7th day of May A.D., ~~19~~ 2003

William H. Halbrooks

Notary Public