

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP



20030609000359450 Pg 1/2 15.00
Shelby Cnty Judge of Probate, AL
06/09/2003 12:18:00 FILED/CERTIFIED

STATE OF ALABAMA
County of SHELBY
Presents:

Send Tax Notice To:
TERESA CROSS
455 HWY 416
WILSONVILLE, ALABAMA 35186

That in consideration of

THAT IN CONSIDERATION OF **FIVE HUNDRED DOLLARS (\$500.00)**

to the undersigned grantor or grantors in hand paid by the GRANTEEES herein, the receipt whereof is acknowledged, we, TERESA CHAMBERS CRUMPTON N/K/A TERESA CROSS AND NEIL CROSS JR. A MARRIED COUPLE

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

TERESA CROSS AND NEIL CROSS JR.

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

SEE EXHIBIT "A"

THE PURPOSE OF THIS DEED IS TO CREATE SURVIVORSHIP.

Subject to Easements, Restrictions and rights of way of record.

To Have And To Hold unto the said Grantees TERESA CROSS AND NEIL CROSS JR. 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/WE have hereunto set MY/OUR hand(s) and seal(s), this 2nd day of June, 2003.

WITNESS:

(Seal)

Teresa Chambers Crumpton (Seal)

TERESA CHAMBERS CRUMPTON N/K/A TERESA
CROSS Teresa Cross

(Seal)

Neil Cross Jr. (Seal)

NEIL CROSS JR.

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby certify that TERESA CHAMBERS CRUMPTON N/K/A TERESA CROSS AND NEIL CROSS JR. A MARRIED COUPLE whose name(s) is/are signed to the foregoing conveyance, and who is/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 2nd day of June A.D., 2003.

NOTARY PUBLIC

MY COMMISSION EXPIRES:

62769

PREPARED BY ALAN KEITH 2100 LYNNGATE DRIVE, BIRMINGHAM, AL 35216

3/2/06

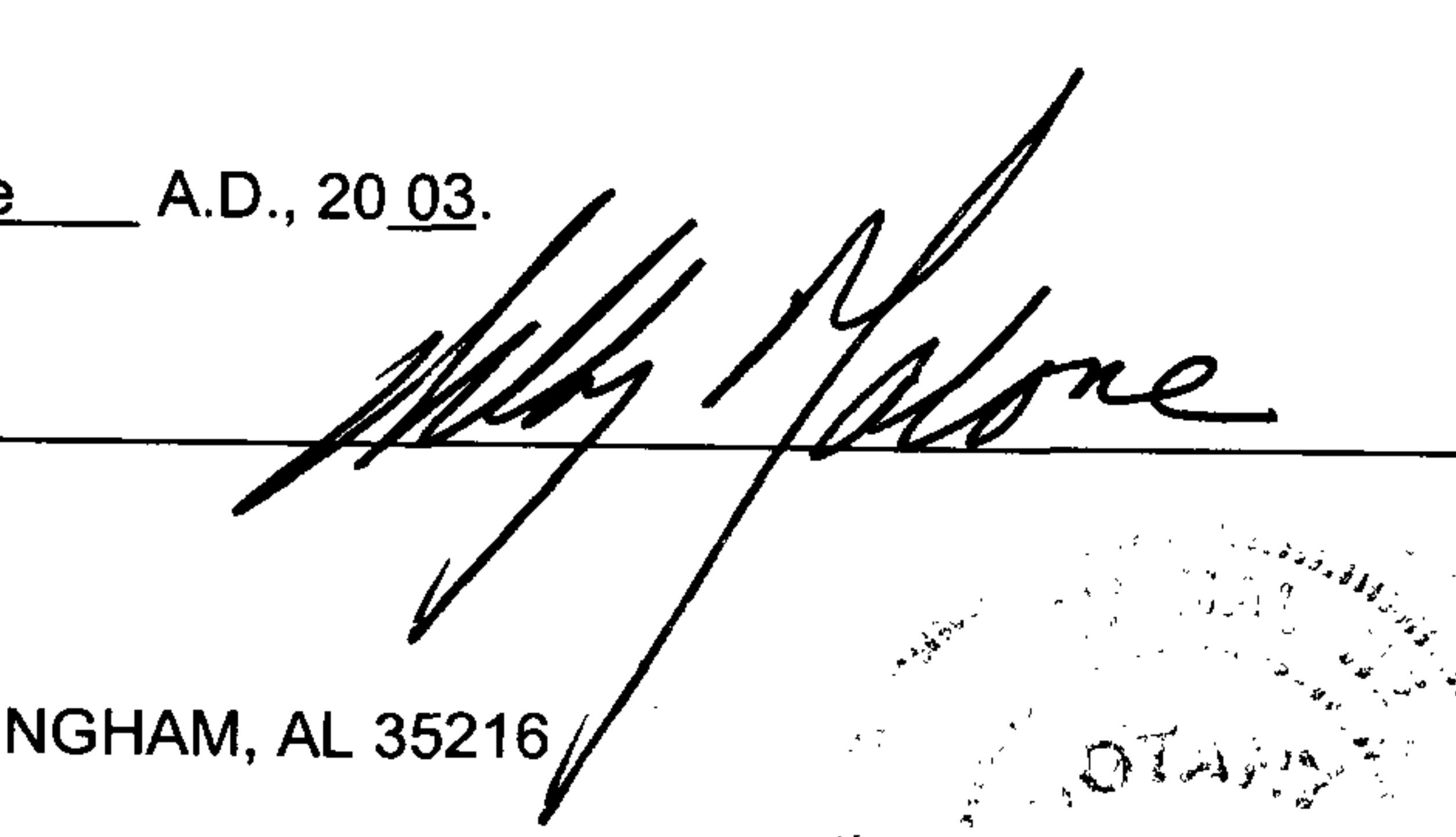


EXHIBIT "A"

LOT 25, ACCORDING TO THE SURVEY OF WALTERS COVE, FIRST SECTOR, AS SHOWN
ON MAP RECORDED IN MAP BOOK 5, PAGE 22, IN THE PROBATE OFFICE OF SHELBY
COUNTY, ALABAMA.