

This instrument prepared by
Deborah S. Scott
2007 Old Montgomery Hwy Suite A
Birmingham, Alabama 35244

Send Tax Notice to:
Larry & Bonnie Atkins
104 Greenfield Lane
Alabaster, AL 35007

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA]
COUNTY OF SHELBY] KNOW ALL MEN BY THESE PRESENTS,

That in consideration of One Hundred Forty Thousand Dollars and no/100 (\$140,000.00) and other valuable consideration to the undersigned grantor or grantors in hand paid by

the GRANTEES herein, the receipt whereof is acknowledged, I,

J. Gordon Thompson and Jackie S. Thompson, husband and wife

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

Larry F. Atkins and Bonnie D. Atkins

(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 1, according to the Survey of Greenfield, Sector I, as recorded in Map Book 15, Page 111, in the Office of the Judge of Probate of Shelby County, Alabama.

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

Mortgage in the amount of \$137,837.00 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 covenants 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) 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 21st day of August, 2003.

WITNESS:

J. Gordon Thompson (Seal)
J. Gordon Thompson

Jackie S. Thompson (Seal)
Jackie S. Thompson

STATE OF ALABAMA]
COUNTY OF Jefferson]

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **J. Gordon Thompson and Jackie S. Thompson, husband and wife** whose names 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 21st day of August, A.D. 2003.

Stacy Scott Cole
Notary Public
My commission expires:

STACY SCOTT COLE
Notary Public, Alabama, State at Large
My Commission Expires March 28, 2006

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