

20031027000714290 Pg 1/1 261.00  
Shelby Cnty Judge of Probate, AL  
10/27/2003 10:00:00 FILED/CERTIFIED

THIS INSTRUMENT WAS PREPARED BY:

ALAN C. KEITH, ATTORNEY AT LAW  
2100 LYNNGATE DRIVE  
BIRMINGHAM, ALABAMA 35216

Send tax notice to:  
Patricia M. Burns  
Mike L. Burns  
1088 Greymoor Rd.  
Birmingham, AL 35242

Value: \$250,000.00

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

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

That in consideration of Ten and 00/100 (\$10.00) Dollars to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we, Patricia M. Burns and Mike L. Burns, husband and wife, (herein referred to as grantors) do grant, bargain, sell and convey unto Patricia M. Burns and Mike L. Burns, husband and wife (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 51, according to the Survey of Greystone 5th Sector, Phase 1, as recorded in Map Book 17, page 72, A, B & C, in the Probate Office of Shelby County, Alabama.

The purpose of this deed is to add the spouse to the title and to create survivorship.

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

Subject to current year ad valorem taxes, which are not yet due and payable.

TO HAVE AND TO HOLD to the said GRANTEES as joint tenants with right of survivorship.


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 person.


IN WITNESS WHEREOF, I/we have hereunto set my/our hand(s) and seal(s), this October 20, 2003.

WITNESS:

\_\_\_\_\_(SEAL)

\_\_\_\_\_(SEAL)

  
Patricia M. Burns (SEAL)

  
Mike L. Burns (SEAL)

STATE OF ALABAMA  
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Patricia M. Burns and Mike L. Burns, husband and wife, 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 on October 20, 2003.

My commission expires: 4/6/04

  
\_\_\_\_\_  
NOTARY PUBLIC