

the TITLE and CLOSING PROFESSIONALS  
3595 Grandview Pkwy, Ste 350  
Birmingham, AL 35243  
THIS INSTRUMENT PREPARED BY:  
Stewart & Associates, P.C.  
3595 Grandview Parkway  
Suite 350  
Birmingham, Alabama 35243

ONALS  
350

SEND TAX NOTICE TO  
BLAINE MINTON  
KRISTEN MINTON  
2032 KING CHARLES PLACE  
ALABASTER, ALABAMA 35007&

Blm 31571  
Reli, Inc.  
the TITLE and CLOSING PROFESSIONALS  
3595 Grandview Pkwy, Ste 350  
Birmingham, AL 35243

20040108000012770 Pg 1/2 15.00  
Shelby Cnty Judge of Probate, AL  
01/08/2004 08:47:00 FILED/CERTIFIED

## WARRANTY DEED, WITH JOINT TENANCY WITH RIGHT OF SURVIVORSHIP

STATE OF ALABAMA:  
COUNTY OF Shelby:

### KNOW ALL MEN BY THESE PRESENTS:

That in consideration of One Hundred Thirty-Two Thousand and 00/100 (\$132,000.00) and other good and valuable consideration, in hand paid to the undersigned, EVAN L. KELLEY, JR., UNMARRIED, AND MISTI J. KELLEY, UNMARRIED, (hereinafter referred to as "Grantors") to BLAINE MINTON and KRISTEN MINTON (hereinafter referred to as "Grantees"), the receipt and sufficiency of which are hereby acknowledged, Grantor does, by these presents, grant, bargain, sell and convey unto Grantees, the following described real estate, situated in the County of Shelby, Alabama, to-wit:

LOT 6, ACCORDING TO THE SURVEY OF SPRING GATE, SECTOR ONE, AS RECORDED IN MAP BOOK 18, PAGE 31, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

### SUBJECT TO:

1. 2004 AD VALOREM TAXES AND ANY AND ALL SUBSEQUENT YEARS TAXES NOT YET DUE AND PAYABLE.
2. 20 FOOT MINIMUM BUILDING SETBACK LINE FROM KING CHARLES PLACE AS SHOWN BY RECORDED MAP.
3. RESTRICTIONS, COVENANTS AND CONDITIONS AS SETFORTH IN INSTRUMENT #1993-39484
4. PERMIT TO ALABAMA POWER COMPANY AS SETFORTH IN DEED BOOK 225, PAGE 224, AND IN DEED BOOK 55, PAGE 454.
5. TITLE TO ALL OIL, GAS AND MINERALS WITHIN AND UNDERLYING THE PREMISES, TOGETHER WITH ALL RELEASE OF LIABILITY FOR INJURY OR DAMAGE TO PERSONS OR PROPERTY AS A RESULT OF THE EXERCISE OF SUCH RIGHTS.

\$ All OF THE PURCHASE PRICE WAS PAID FROM THE PROCEEDS OF A MORTGAGE LOAN CLOSED SIMULTANEOUSLY HEREWITH.

TO HAVE AND TO HOLD unto the said Grantees, as joint tenants, with right of survivorship, their heirs, executors, administrators, successors and assigns forever.

The Grantors do for ourselves and for our heirs, executors, and administrators covenant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, except as shown above; that we have a good right to sell and convey the same as aforesaid; and that it will, and their successors and assigns shall forever, warrant and defend the same to the Grantees, their heirs, executors, administrators and assigns forever against the lawful claims of all persons.

IN WITNESS WHEREOF, I, EVAN L. KELLEY, JR., have hereunto set my hand and seal this 23rd day of December, 2003.

Evan L. Kelley, Jr. (LS)  
EVAN L. KELLEY, JR.

IN WITNESS WHEREOF, I, EVAN L. KELLEY, JR., have hereunto set my hand and seal this 23rd day of December, 2003.

Misti J. Kelley (LS)  
MISTI J. KELLEY

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County and State hereby certify that EVAN L. KELLEY, JR., unmarried, 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 said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand official seal this 23rd day of December, 2003.



Notary Public

My commission exp:

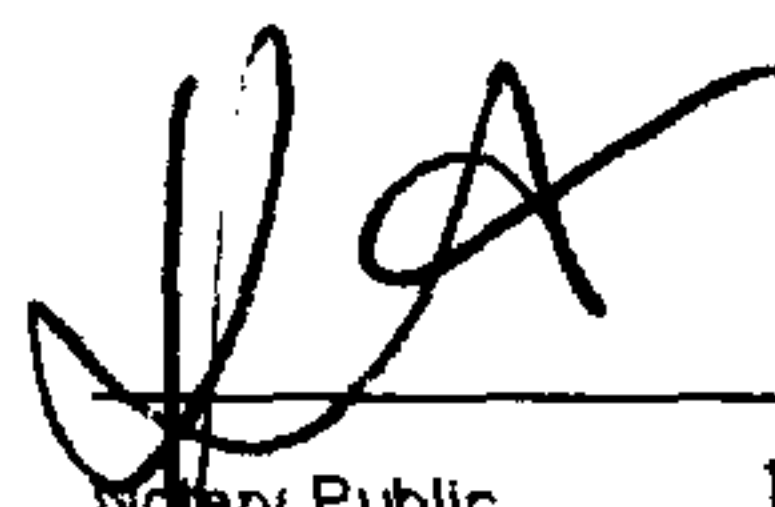
11/8/11

STATE OF ALABAMA

COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County and State hereby certify that MISTI J. KELLEY, unmarried, 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 said instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand official seal this 23rd day of December, 2003.



Notary Public

My commission exp:

11/8/11