


This Instrument Prepared By:
James F. Burford, III
Attorney at Law
Suite 101, 1318 Alford Avenue
Birmingham, Alabama 35226

Send Tax Notice To:
WES MELTON
2645 BUCKBOARD RD
B'ham - AL.
35244

WARRANTY DEED, JOINTLY FOR LIFE WITH REMAINDER TO SURVIVORS

STATE OF ALABAMA)
SHELBY COUNTY)


20040608000306440 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
06/08/2004 09:42:00 FILED/CERTIFIED

KNOW ALL MEN BY THESE PRESENTS: That in consideration of Forty thousand and 00/100 Dollars (\$ 40,000.00) and other good and valuable considerations, to the undersigned Grantor (whether one or more), in hand paid by Grantees herein, the receipt whereof is acknowledged, I, Steven D. Jordan and wife, Janice S. Jordan, (herein referred to as Grantor, whether one or more), grant, bargain, sell and convey unto Wes Melton and Rhonda C. Melton, (herein referred to as Grantees), for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 88, according to the survey of Homestead, Second Sector, as recorded in Map Book 6, Page 74 in the Probate Office of Shelby County, Alabama.

SUBJECT TO: (1) Taxes due in the year 2004 and thereafter; (2) Easements, restrictions and rights-of-way of record; (3) Mineral and mining rights not owned by the Grantor..

The property conveyed herein is not the homestead of any of the Grantor or his spouse.


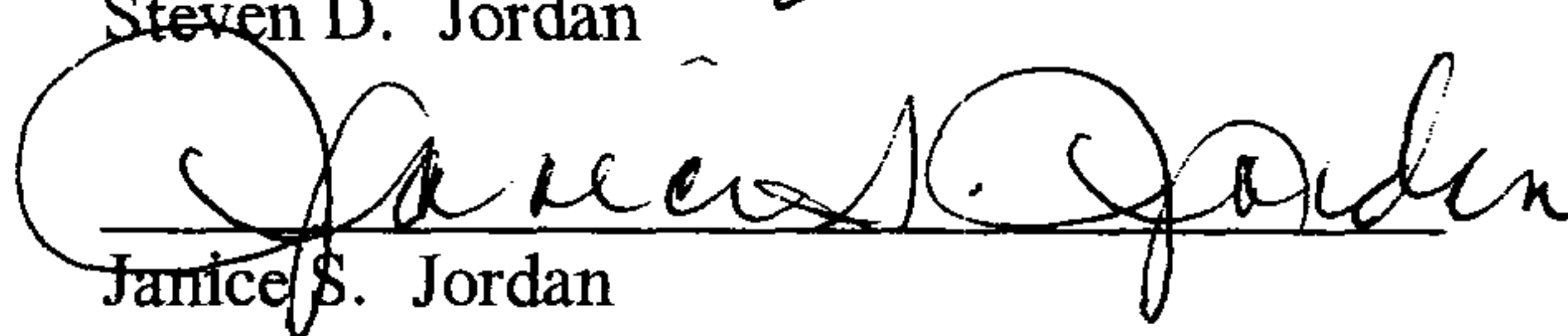
All of the consideration recited herein was derived by a loan closed simultaneously with the delivery of this Deed.

Grantor represents and warrants that there are no assessments due for Fire District Dues or Library Dues against the property conveyed herein.

TO HAVE AND TO HOLD to the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion.

And we 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, unless otherwise noted above; that we have a good right to sell and convey the same as aforesaid; that we will and 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.

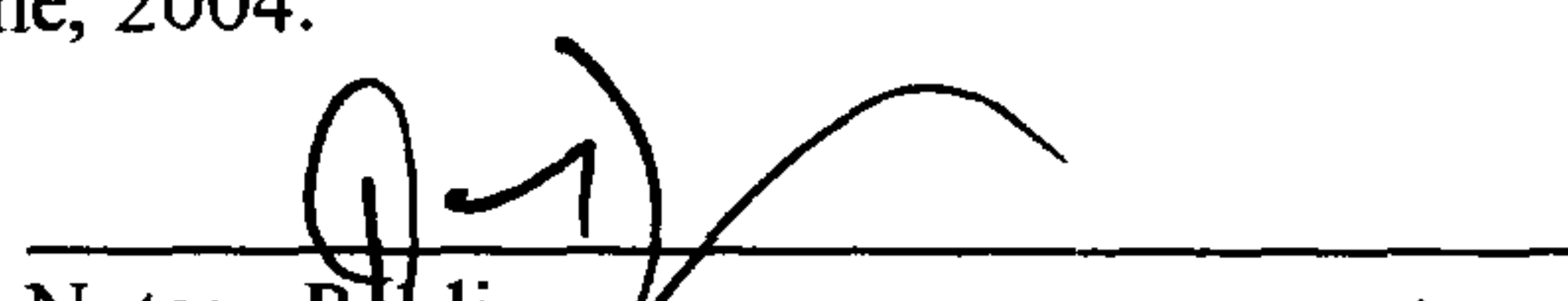
IN WITNESS WHEREOF, the undersigned, Steven D. Jordan and wife, Janice S. Jordan, has hereunto set his hand and seal, this the 2nd day of June, 2004.


Steven D. Jordan

Janice S. Jordan

STATE OF ALABAMA)
COUNTY OF Shelby)

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Steven D. Jordan and wife, Janice S. Jordan, whose names are signed to the foregoing instrument, and who are known to me, acknowledged before me on this day, that being informed of the contents of the foregoing instrument they executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 2nd day of June, 2004.


Notary Public
My Commission Expires: 3-1-06