

This instrument was prepared by
(Name) William H. Halbrooks, Atty
(Address) 704 Independence Plaza
Birmingham, AL 35209

Send Tax Notice To: LASUNDA E. DAVIS
name
1001 KINGSWOOD ROAD
address
BIRMINGHAM, AL 35242

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

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

That in consideration of TWO HUNDRED NINETY FIVE THOUSAND AND NO/100-----
----- DOLLARS (\$295,000.00)
to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,
RONALD P. STICKEL AND WIFE, SUZANNE STICKEL

(herein referred to as grantors) do grant, bargain, sell and convey unto LASUNDA E. DAVIS AND HUSBAND, TERRY E. DAVIS

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

See attached Exhibit "A".

Subject to current taxes, easements and restrictions of record.

\$ 236,000.00 of the purchase price recited above was
paid from a mortgage loan closed simultaneously herewith.

\$ 29,500.00 of the purchase price recited above was
paid from a mortgage loan closed 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 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, we have hereunto set our hand(s) and seal(s), this 30th
day of June, 19 04.

_____(Seal) RONALD P. STICKEL (Seal)
_____(Seal) SUZANNE STICKEL (Seal)
_____(Seal) _____ (Seal)

STATE OF ~~ALABAMA~~ Florida
~~SHELBY~~ COUNTY

General Acknowledgment

I, Tina Anne Norris, a Notary Public in and for said County, in said State, hereby certify that
RONALD P. STICKEL AND WIFE, SUZANNE STICKEL
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 this 30th day of June A.D., 1904



Tina Anne Norris
MY COMMISSION # DD215809 EXPIRES
May 27, 2007
BONDED THRU TROY FAIN INSURANCE, INC.

Tina Anne Norris
Notary Public

Exhibit "A"

Lot 309, according to the Amended Map of Highland Lakes, 3rd Sector, Phase I, an Eddleman Community, as recorded in Map Book 21, Page 124, in the Probate Office of Shelby County, Alabama.

Together with nonexclusive easement to use the private roadways, Common Area as more particularly described in the Declaration of Easements and Master Protective Covenants for Highland Lakes, a Residential Subdivision, recorded as Instrument #1994-07111, in the Probate Office of Shelby County, Alabama, and the Declaration of Covenants, Conditions and Restrictions for Highland Lakes, a Residential Subdivision, 3rd Sector, recorded as Instrument #1996-17544, in the Probate Office of Shelby County, Alabama (which, together with all amendments thereto, is hereafter collectively referred to as, the "Declaration").