


This instrument was prepared by:
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P.O. Box 530543
Birmingham, Alabama 35253

WHEN RECORDED RETURN TO:
Perryn G. Carroll, Attorney at Law
P.O. Box 530543
Birmingham, Alabama 35253


20040714000389020 Pg 1/2 15.00
Shelby Cnty Judge of Probate, AL
07/14/2004 11:17:00 FILED/CERTIFIED

Form 1-1-27 Rev 1-66

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

**STATE OF ALABAMA
SHELBY COUNTY**

KNOW ALL MEN BY THESE PRESENTS:

That in consideration of **ONE HUNDRED AND FIFTY-FOUR THOUSAND DOLLARS (\$154,000.00)[ONE HUNDRED AND FIFTY-FOUR THOUSAND DOLLARS (\$154,000.00) BEING PAID BY MORTGAGE RECORDED AT THE SAME TIME AS THIS DEED}** to the undersigned grantor, AMELIA DICKINSON (ONE AND THE SAME AS AMELIA C. O'DONNELL, a married female, (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt of which is hereby acknowledged the said GRANTOR does by these presents, grant bargain, sell and convey unto JEFFERY (ONE AND THE SAME AS JEFFREY) AND TAMARA JONES, Husband and Wife, (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 in Shelby County.

Lot 4, Block 1, according to the Survey of Navajo Hills, First Sector, as recorded in Map Book 5, page 18, in the Probate Office of Shelby County, Alabama.

Situated in Shelby County, Alabama

SUBJECT PROPERTY IS NOT THE HOMESTEAD OF THE GRANTOR
Subject To:

1. Building lines, as shown by recorded Map.
2. Easements, as shown by recorded map.
3. Restrictive Covenants and Conditions recorded in Deed Book 243, page 480, in the Probate Office of Shelby County, Alabama, but omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.
4. Transmission line permit to Alabama Power Company, as recorded in Deed Book 243, page 501, in the Probate Office of Shelby County, Alabama.
5. Permit to South Central Bell recorded in Deed Book 278, page 103, in the Probate Office of Shelby County, Alabama.

And said Grantors do for themselves, their heirs, successors and assigns covenant with the said Grantees, their heirs, successors and assigns, that they are lawfully seized in fee simple of said premises, it is free from all encumbrances, unless otherwise noted above, that they have a good right to sell and convey same as aforesaid: that they will and their successors

and assigns shall warrant and defend the same to the said Grantees, their heirs, successors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said Grantors have hereunto set their signatures and seals, this 30th day of June, 2004.

Witness

Amelia Dickinson
Amelia Dickinson (a.k.a. Amelia C. O'Donnell)

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned authority, a Notary Public in and for said County, in said State, hereby certify that Amelia Dickinson (a.k.a. Amelia C. O'Donnell), individually whose name is signed to the foregoing conveyance, and who is known to me, acknowledge before me on this day, that, being informed of the contents of the conveyance, she executed the same voluntarily as her act on the day the same bears date.

Given under my hand and official seal the 30th day of June, 2004.

My Commission Expires

01-28-07

Kevin J. Carroll
Notary Public

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