

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

20041015000570350 Pg 1/1 12.00
Shelby Cnty Judge of Probate, AL
10/15/2004 10:47:00 FILED/CERTIFIED

STATE OF ALABAMA

County of SHELBY

Presents:

Send Tax Notice To:

ROBERT CATLIN and DEBBIE CATLIN

3161 WOODRIDGE DRIVE

BIRMINGHAM, AL 35244

THAT IN CONSIDERATION OF **FIVE HUNDRED DOLLARS AND NO/100(\$500.00)**

to the undersigned grantor or grantors in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, we,

ROBERT A. CATLIN AND DEBRA G. CATLIN, A MARRIED COUPLE AND
DOUG GOGGINS, A MARRIED MAN

(herein referred to as grantors) do grant, bargain, sell and convey unto

ROBERT CATLIN and DEBBIE CATLIN

(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 20 according to the Map and Survey of Meadow Brook 4th Sector as recorded in Map Book 7, Page 67 in the Probate Office of Shelby County, Alabama.

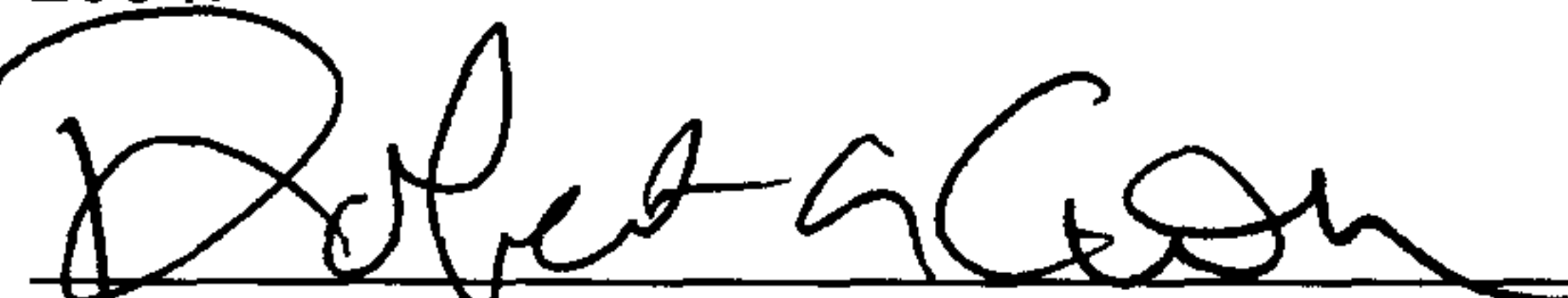
Subject to Easements, Restrictions and rights of way of record.

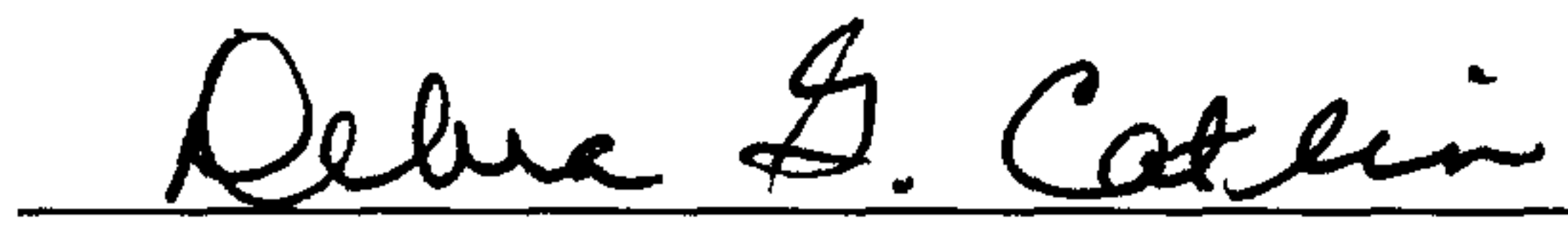
\$232,000.00 OF THE PURCHASE PRICE WAS OBTAINED BY A PURCHASE MONEY MORTGAGE FILED HERewith. SUBJECT PROPERTY IS NOT THE HOMESTEAD OF DOUG GOGGINS NOR HIS SPOUSE.

To Have And To Hold unto the said Grantees ROBERT CATLIN and DEBBIE CATLIN 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, I/WE have hereunto set MY/OUR hand(s) and seal(s), this 14TH day of September, 2004.

 (Seal)
ROBERT A. CATLIN

 (Seal)
DEBRA G. CATLIN

 (Seal)
DOUG GOGGINS

_____(Seal)

STATE OF ALABAMA

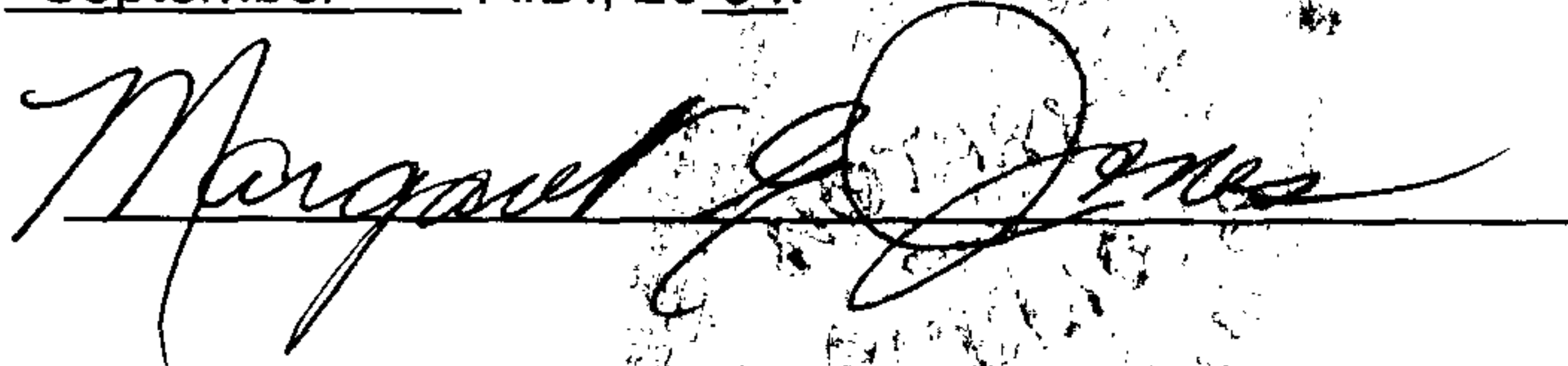
COUNTY OF SHELBY

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, hereby certify that ROBERT A. CATLIN AND DEBRA G. CATLIN, A MARRIED COUPLE, AND DOUG GOGGINS A MARRIED MAN whose name(s) is/are signed to the foregoing conveyance, and who is/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 14th day of September A.D., 20 04.

NOTARY PUBLIC

MY COMMISSION EXPIRES:



67202

PREPARED BY ALAN KEITH 2100 LYNNGATE DRIVE, BIRMINGHAM, AL 35216