

Prepared By: Kenneth W. Battles, Sr.
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Send Tax Notice To:
Gordon L. Price and Lisa Turner
910 Gables Drive
Birmingham, AL 35244

STATE OF ALABAMA)
COUNTY OF SHELBY)


20050215000075880 Pg 1/1 19.00
Shelby Cnty Judge of Probate, AL
02/15/2005 03:08:00 FILED/CERTIFIED

WARRANTY DEED WITH RIGHT OF SURVIVORSHIP

THIS DEED, made and entered into this the 19th day of January, 2005, by and between **Norma I. Borella**, an unmarried woman, herein called "**GRANTOR**", (whether one or more), and **Gordon L. Price and Lisa Turner**, herein called "**GRANTEES**";

WITNESSETH:

Seventy-Eight Thousand Nine Hundred and 00/100
~~SEVENTY AND NO HUNDRED DOLLARS (\$10,000)~~ Dollars
\$78,900.00

THAT FOR AND IN CONSIDERATION of the sum of ~~SEVENTY AND NO HUNDRED DOLLARS (\$10,000)~~ cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, **Norma I. Borella**, as Grantor, has this day bargained and sold and by these presents does hereby grant, sell, transfer and convey unto Grantees, **Gordon L. Price and Lisa Turner**, as joint tenants with right of survivorship, a certain tract or parcel of land situated in **Shelby County, Alabama**, and being more particularly described as follows:

Unit 910, Building 9, in the Gables, a Condominium, a condominium located in Shelby County, Alabama, as established by Declaration of Condominium and By-Laws thereto as recorded in Real Volume 10, page 177 and amended in Real Volume 27, page 733, Real Volume 50, Page 327, Real Volume 50, page 340 and re-recorded in Real 50, page 942, Real 165, page 578, and amended in Real 59, page 19 and further amended by Corporate Volume 30, page 407 and in Real 96, page 855 and, Real 97, page 937 and By-Laws as shown in Real Volume 27, page 733 and then amended in Real Volume 50, page 325, further amended by Real 189, page 222, Real 222, page 691, Real 238, page 241, Real 269, page 270 further amended by eleventh amendment to declaration of condominium as recorded in Real 284, page 181 together with an undivided interest in the common elements, as set forth in the aforesaid mentioned Declaration, said Unit being more particularly described in the floor plans and architectural drawings of the Gables Condominium as recorded in Map Book 9, Pages 41 thru 44 and amended in Map Book 9 page 135, Map Book 10, page 49 and further amended by Map Book 12, page 50 in the Probate Office of Shelby County, Alabama.

SUBJECT TO TAXES FOR 2005 AND SUBSEQUENT YEARS.

SUBJECT TO EASEMENTS, EXCEPTIONS, RESERVATIONS, ENCUMBRANCES, LIENS, RIGHT OF WAYS AND RESTRICTIONS OF RECORD OR VISIBLE ON SAID PROPERTY.

NORMA I. BORELLA IS THE SURVIVING GRANTEE IN THAT DEED IN BOOK 2002, PAGE 10512, IN THE OFFICE OF THE JUDGE OF PROBATE OF SHELBY COUNTY, ALABAMA. THE OTHER GRANTEE, PHILIP E. BORELLA, HAVING DIED ON OR ABOUT THE 28 DAY OF July, 2004. \$71,010.00 of the Purchase Price is being paid from the proceeds of Purchase Money Mortgage executed simultaneously herewith.

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

Grantor covenants with Grantees, that she is lawfully seized and possessed of said property; that she have a good and lawful right to sell and convey the same as herein conveyed; that said property is free, clear and unencumbered, except as herein set forth, and that she will forever warrant and defend the title to said property against the good and lawful claims and demands of all persons whomsoever.

This conveyance is expressly made subject to any and all restrictions, reservations, covenants and conditions contained in former deeds and other instruments of record that may now be binding on said property, and to any easements apparent from an inspection of said property.

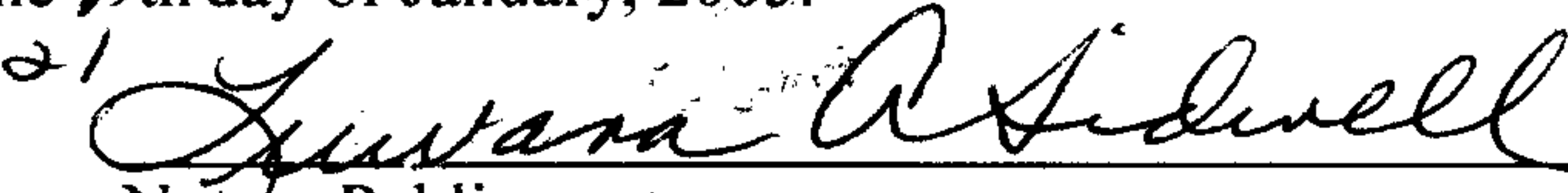
IN WITNESS WHEREOF, the said **Norma I. Borella**, as Grantor, has hereto set her signature and seal this the 19th day of January, 2005.


Norma I. Borella, Grantor

STATE OF ALABAMA)
COUNTY OF BALDWIN)

I, the undersigned Notary Public, hereby certify that **Norma I. Borella**, Grantor, 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 the foregoing conveyance, she executed the same voluntarily.

Given under my hand and seal this the 19th day of January, 2005.


Notary Public

My Commission Expires: 4/25/2008

My Commission Expires April 25, 2008