

SEND TAX NOTICE TO:

(Name) Jason Radcliff
736 Old Cahaba Dr.
 (Address) Helena, AL. 35080

This instrument was prepared by

(Name) Patricia K. Martin, PC
2090 Columbiana Rd.
 (Address) Birmingham, AL. 35216

Form 1-1-5 Rev. 5/92

WARRANTY DEED, JOINT TENANTS WITH RIGHT OF SURVIVORSHIP - MAGIC CITY TITLE COMPANY, INC., BIRMINGHAM, ALABAMA



20050321000125930 1/2 \$25.00
 Shelby Cnty Judge of Probate, AL
 03/21/2005 10:42:28AM FILED/CERT

STATE OF ALABAMA

Shelby

COUNTY }

KNOW ALL MEN BY THESE PRESENTS,

\$10,000.00

That in consideration of Ten and no/100 (\$10.00) DOLLARS
 and other good and valuable consideration

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

Jason Radcliff and his wife Lisa Radcliff and Jay W. Radcliff, a married man
 (herein referred to as grantors) do grant, bargain, sell and convey unto

Jason Radcliff and Lisa Radcliff

(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 606, according to the Survey of Old Cahaba Westchester Sector, as recorded in
 Map Book 23, Page 150, in the Probate Office of Shelby County, Alabama.

Mineral and mining rights excepted.

Subject to all easements, restrictions and rights of way of record.

Grantor Jay W. Radcliff is a married man, however, the property described herein
 is not the homestead of the Grantor or his spouse.

The purpose of this deed is to convey title to Jason Radcliff and Lisa Radcliff as
 joint tenants with right of survivorship. They are both Grantors and Grantees.

Shelby County, AL 03/21/2005
 State of Alabama

Deed Tax: \$10.00

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), thisday of February, 2005

WITNESS:

(Seal)

(Seal)

(Seal)

Jason Radcliff (Seal)
JASON RADCLIFF (Seal)
Lisa Radcliff (Seal)
LISA RADCLIFF (Seal)
Jay W. Radcliff (Seal)
JAY W. RADCLIFF

STATE OF ALABAMA

Jefferson

COUNTY }

I, the undersigned, a Notary Public in and for said County, in said State,
 hereby certify that Jason Radcliff and his wife Lisa Radcliff
 whose name & 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 have executed the same voluntarily
 on the day the same bears date.

Given under my hand and official seal this 7 day of February, 2005

A.D.,

Patricia K. Martin 4/28/05



20050321000125930 2/2 \$25.00
Shelby Cnty Judge of Probate, AL
03/21/2005 10:42:28AM FILED/CERT

STATE OF ✓ Arkansas
COUNTY OF ✓ Pulaski

I, the undersigned, a Notary Public in and for said county in said state, hereby certify that Jay W. Radcliff, a married man 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 conveyance, he has executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the ✓ 4th of February, 2005.

Linda J. Steinkraus

NOTARY PUBLIC

MY COMMISSION EXPIRES: ✓
9-11-2012

