

STATE OF ALABAMA
COUNTY OF SHELBY

20050422000192090 1/2 \$14.00
Shelby Cnty Judge of Probate, AL
04/22/2005 10:54:08AM FILED/CERT

COVENANT

WHEREAS, JOHN MARK FAUROT & JULIE DUNN FAUROT
hereinafter called the owner(s) of certain real property situated in SHELBY COUNTY,
Alabama, described in Exhibit "A", attached hereto and incorporated fully;

WHEREAS, upon said property the owner(s) desire(s) to construct an alternative
onsite sewage disposal system, hereinafter called the system, to service the facility/
dwelling on said property; and

WHEREAS, the approval of the system by the Shelby County Health Department,
hereinafter called the local health department, is conditioned upon the covenant by the
owner(s) and his/her/their successors in title and his/her/their assigns that he/she/they will
satisfy all of the requirements of the local health department and assure the proper
functioning of the system.

NOW, THEREFORE,

"The public is hereby put on notice that the property described herein is
the subject of a restricted onsite sewage disposal permit issued by the
Shelby County Health Department. Subsequent purchasers are notified
that there may be continuing responsibilities placed on such purchaser and
they are directed to inquire at the Shelby County Health Department."

Dated this, the 22 day of APRIL, 2005.

John Faurot

Signature(s) of Owner(s)

I, the undersigned Notary Public in and for said County, in said State, hereby
certify that JOHN MARK FAUROT & JULIE DUNN FAUROT, whose name(s) is/are
signed to the foregoing instrument, and who is/are known to me, acknowledge(s) before
me this day that, being informed of the contents thereof, he/she/they has/have executed
the same voluntarily on the day the same bears date.

2005. Given under my hand and official seal, this 22nd day of April,

Shelia D. Cook

Notary Public

My commission expires: 09/13/07

Exhibit "A"

All the property in the survey of _____
a map/deed of which is recorded in Map/Deed Book 2603, page 28130 or instrument #
_____ in the Probate Office of Shelby County, Alabama; or all property described
in the attached legal description.

SEND TAX NOTICE TO:
John Mark Faurot and Julie Dunn
Faurot
326 Laurel Woods Lane
Helena, Alabama 35080

20050422000192090 2/2 \$14.00
Shelby Cnty Judge of Probate, AL
04/22/2005 10:54:08AM FILED/CERT

This instrument was prepared by:

Amanda M. Gipson
Trimmier Law Firm, LLC.
2737 Highland Avenue South
Birmingham, AL 35205

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 Thirty Four Thousand dollars & no cents (\$134,000.00)** To the undersigned GRANTOR(S) in hand paid by the GRANTEE(S) herein, the receipt whereof is acknowledged, **Louise L. Nealy, an unmarried woman**(herein referred to as GRANTOR(S)), do grant, bargain, sell and convey unto **John Mark Faurot and wife, Julie Dunn Faurot**(herein referred to as GRANTEE(S)), as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

THE NORTH 1/2 OF THE NW 1/4 OF THE SE 1/4 OF SECTION 34, TOWNSHIP 19 SOUTH, RANGE 1 EAST, ACCORDING TO SURVEY OF FRANK W. WHEELER, REGISTERED LAND SURVEYOR, DATED DECEMBER 1, 1972, LESS AND EXCEPT THE FOLLOWING PORTION THEREOF SITUATED TO THE EAST OF AN EXISTING FENCE, WHICH SAID PARCEL IS OWNED BY THE RESPONDENTS, JAMES W. CASWELL AND WIFE, MARY FRANCES CASWELL, TO-WIT: BEGIN AT THE NE CORNER OF THE NORTH 1/2 OF THE NW 1/4 OF THE SE 1/4 OF SECTION 34, TOWNSHIP 19 SOUTH, RANGE 1 EAST; THENCE RUN WEST ALONG THE NORTH LINE OF SAID 1/4-1/4 SECTION A DISTANCE OF 28.79 FEET; THENCE TURN AN ANGLE OF 86 DEGREES 12 FEET 15 MINUTES TO THE LEFT AND RUN A DISTANCE OF 343.66 FEET; THENCE TURN AN ANGLE OF 2 DEGREES 17 FEET TO THE LEFT AND RUN A DISTANCE OF 317.00 FEET TO THE SOUTH LINE OF THE NORTH 1/2 OF THE NW 1/4 OF THE SE 1/4 OF SECTION 34, TOWNSHIP 19 SOUTH, RANGE 1 EAST; THENCE TURN AN ANGLE OF 92 DEGREES 36 MINUTES 30 SECONDS TO THE LEFT AND RUN EAST ALONG THE SOUTH LINE OF SAID NORTH 1/2 OF THE NW 1/4 OF THE SE 1/4 A DISTANCE OF 65.00 TO THE SE CORNER; THENCE TURN AN ANGLE OF 90 DEGREES 39 MINUTES 30 SECONDS TO THE LEFT AND RUN NORTH ALONG THE EAST LINE OF SAID NORTH 1/2 OF THE NW 1/4 OF THE SE 1/4 A DISTANCE OF 660.00 FEET TO THE POINT OF BEGINNING. SITUATED IN THE NORTH 1/2 OF THE NW 1/4 OF THE SE 1/4 OF SECTION 34, TOWNSHIP 19 SOUTH, RANGE 1 EAST, SHELBY COUNTY, ALABAMA. SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.

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, GRANTOR(S) have hereunto set my (our) hand(s) and seal(s), this April 28, 2003

(Seal)

Louise L. Nealy (Seal)
Louise L. Nealy

STATE OF ALABAMA
JEFFERSON COUNTY

General Acknowledgment

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Louise L. Nealy, an unmarried woman, whose name(s) was (were) signed to the foregoing conveyance, and who is (are) known to me (or satisfactorily proven), acknowledged before me on this day, that, being informed of the contents of the conveyance she executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 28th day of April, 2003.

B. R. Wall
Notary Public.
03-26-2003
My lastin Cph:

WARRANTY DEED, JOINT TENANTS
WITH RIGHT OF SURVIVORSHIP
Closers' Choice