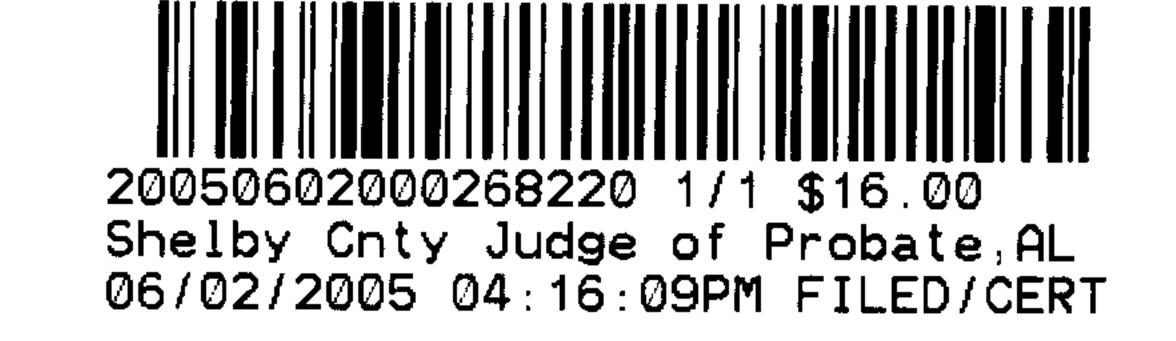
Send Tax Notice To: Bob and Ann Mitchell 202 Lee's Cove Helena, AL 35080



STATE OF ALABAMA

COUNTY OF SHELBY

2-value 45000.00

WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, that in consideration of the sum of Ten and 00/100 Dollars (\$10.00) to the undersigned Grantors, in hand paid by the Grantees herein, the receipt whereof is hereby acknowledged, we, Adeline A. Bancroft and husband, Bobby Wilson Mitchell, herein referred to as Grantor, whether one or more, do grant, bargain, sell and convey unto Bobby Wilson Mitchell and wife, Adeline Ann Mitchell, 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 24-A, according to the Survey of a Resurvey of Lot 24, Falliston, First Sector, as recorded in Map Book 19, Page 28, in the Probate Office of Shelby County, Alabama, Mineral and mining right excepted.

Subject to:

- Ad valorem taxes for the year 2005 and all subsequent years, not yet (1)due and payable
- Utility easements serving the property, residential subdivision (2) covenants and restrictions, and building lines of record, provided that none of the foregoing materially impair use of the property for residential purposes.
- All easements, rights-of-way, restrictions and encumbrances of record (3)
- Present Zoning Classification Residential (4)

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 WE DO for ourselves and for our heirs, executors and administrators covenant with said Grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise stated above; that we have a good right to sell and convey the same as aforesaid; that we will, and 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 hereto set forth our hands and seals this 25th day of May, 2005.

GRANTORS:

deline A. Bancroft

Bobby Wilson Mitchell

STATE OF ALABAMA **COUNTY OF SHELBY**

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Adeline A. Bancroft and Bobby Wilson Mitchell, whose names are signed to the foregoing conveyance, are either known to me or have proven their identities to me by good and sufficient evidence and that, having been informed of the contents of the above document, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 25th day of 2004

Notary Public Mary L. Offford My Commission expires: 07/06/05

Shelby County, AL 06/02/2005 State of Alabama

Deed Tax: \$5.00