

700218

This instrument was prepared by:  
 Paul Esco  
 Esco and Benson, LLC  
 547 South Lawrence Street  
 Montgomery, AL 36104

SEND TAX NOTICE TO:  
 Samuel D. Gilbert and Shirley A. Gilbert

101 Deer Run Drive  
 Alabaster, AL 35007

20050801000385660 1/1 \$199.50  
 Shelby Cnty Judge of Probate, AL  
 08/01/2005 12:16:06PM FILED/CERT



**WARRANTY DEED  
 JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**

**STATE OF ALABAMA  
 COUNTY OF Shelby**

Shelby County, AL 08/01/2005  
 State of Alabama

Deed Tax: \$188.50

**KNOW ALL MEN BY THESE PRESENTS:**

That in consideration of **ONE HUNDRED EIGHTY EIGHT THOUSAND FIVE HUNDRED AND NO/100'S (\$188,500.00) DOLLARS** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt whereof is acknowledged, I, **BARBARA D. MCGEE** (herein referred to as grantor, whether one or more), grant, bargain, sell and convey unto **SAMUEL D. GILBERT AND SHIRLEY A. GILBERT** (herein referred to as GRANTEEES, whether one or more), as joint tenants with right of survivorship, the following described real estate, situated in **SHELBY** County, Alabama to-wit:

**LOT 1, SECTOR 2, ACCORDING TO THE SURVEY OF APACHE RIDGE, SECTOR 2, AND 3, AS RECORDED IN MAP BOOK 16, PAGE 60 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.**

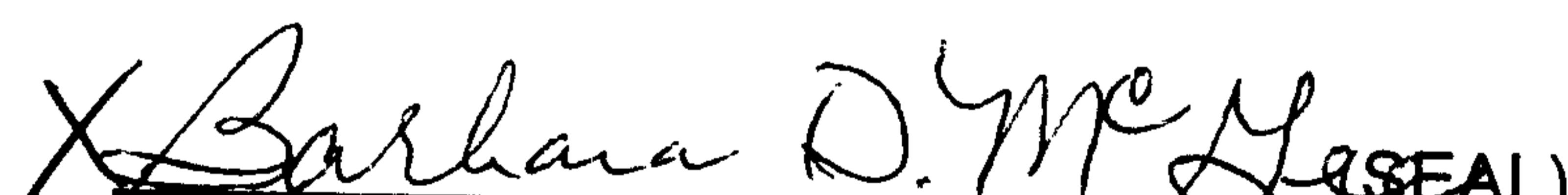
This conveyance is made subject to covenants, restrictions, reservations, easements and rights-of-ways, if any, heretofore imposed or record affecting Grantor's title to said property, and municipal zoning ordinances now or hereafter becoming applicable and taxes or assessments now or hereafter becoming due against said property.

The preparer of this instrument has served as a scrivener only and has not examined title to the property for purposes of Grantors's representations made herein or rendered any opinion with respect thereto.

TO HAVE AND TO HOLD to the said GRANTEEES 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 said GRANTEEES, his, her or 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 stated 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 grantee, his, her or their heirs and assigns forever, against the lawful claims of all persons.

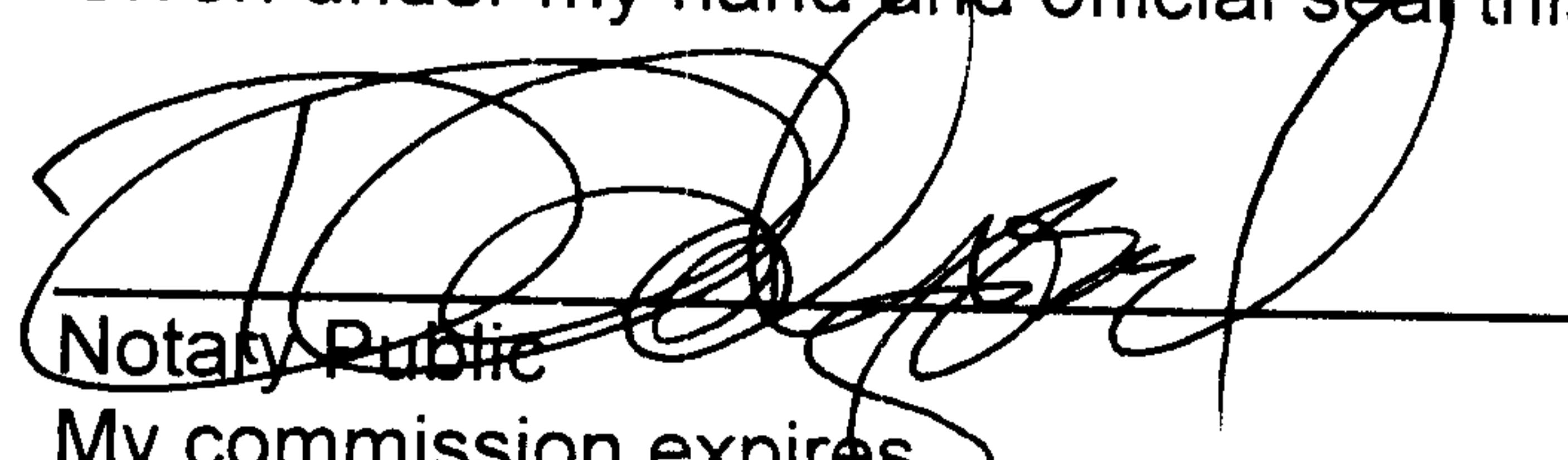
IN WITNESS WHEREOF, I, **BARBARA D. MCGEE** have hereunto set my (our) hand(s) and seal(s) this the 29<sup>TH</sup> day of JULY, 2005

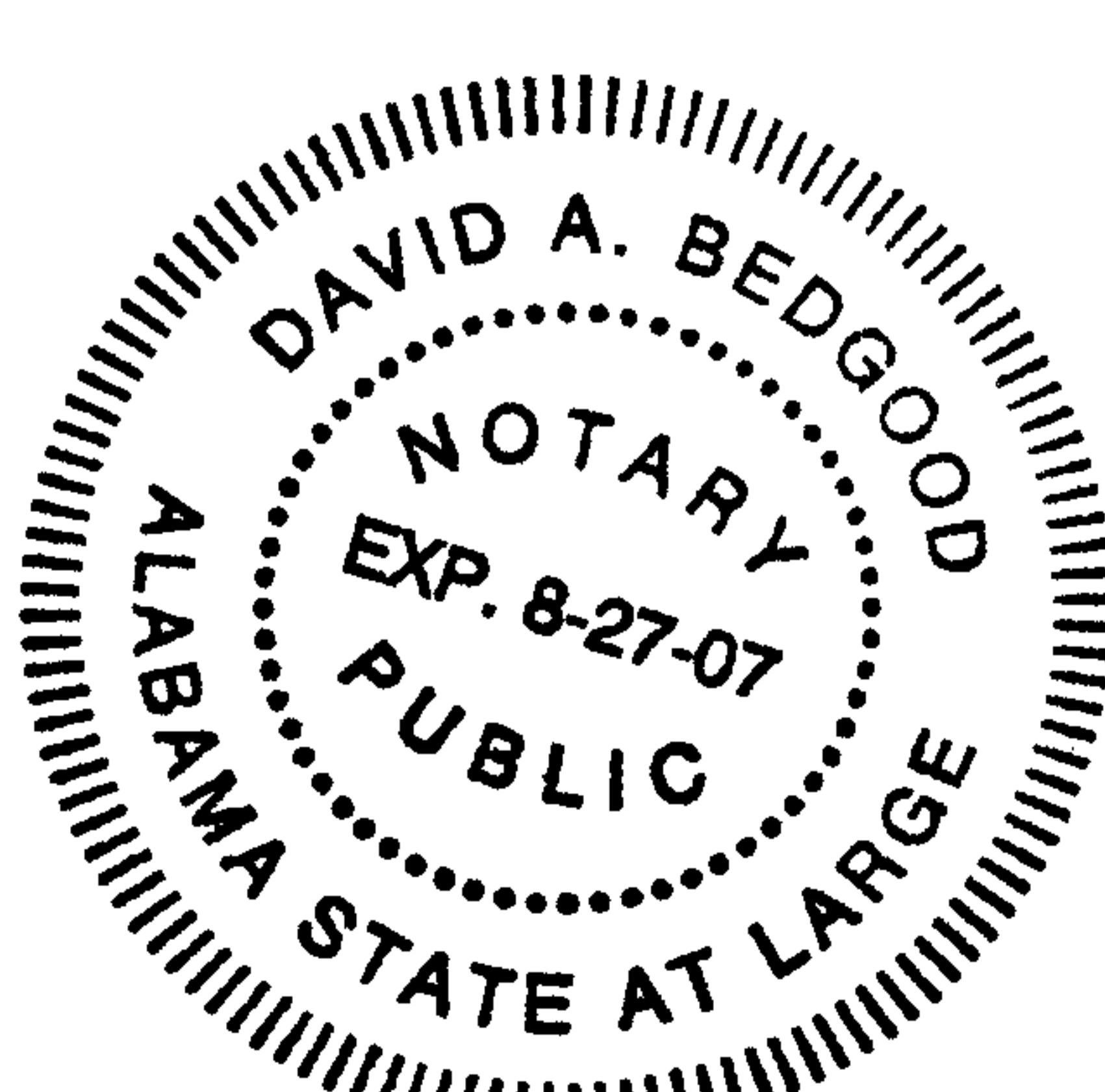
  
 BARBARA D. MCGEE (SEAL)

**STATE OF ALABAMA  
 COUNTY OF JEFFERSON**

I, THE UNDERSIGNED, a Notary Public in and for said County, in said State, here by certify that **BARBARA D. MCGEE** whose names 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, SHE executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 29<sup>TH</sup> day of JULY, 2005

  
 Notary Public  
 My commission expires



Surety Land