

WARRANTY DEED JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP

STATE OF ALABAMA COUNTY OF SHELBY

Grantor(s), Guy R Aycock trustee of the successor in trust under the Aycock Living Trust dated February 7, 1997, and any amendments thereto, in hand paid by the Grantees named herein, the receipt of which is hereby acknowledged, the said Grantor(s) does by these presents, grant, bargain, sell and convey unto Geoffrey Hall and Debbie Hall (herein referred to as "Grantees") the following described real estate, situated in Shelby County, Alabama, to-wit:

Lot 29, together with an undivided 1/43rd interest in Lot 44, (common area), according to the Map of The Oaks, recorded in Map Book 10, Page 89 in the Office of the Judge of Probate Shelby County, Alabama.

Address of Property:

29 The Oaks

Hoover, Alabama 35244

Subject to taxes for the year 2005 and subsequent years, easements, restrictions, reservations, rights-of way, limitations, covenants and conditions of record, if any, and mineral and mining rights, if any.

\$219,200.00 of the purchase price is being paid by the proceeds of a first mortgage loan executed and recorded simultaneously herewith.

TO HAVE AND TO HOLD, to the said Grantees for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, and to the heirs and assigns of such survivor forever, together with every contingent remainder and right of reversion. And said Grantor(s) does for itself, its successors and assigns, covenant with said Grantees, their heirs and assigns, that is lawfully seized in fee simple of said premises, that they are free from all encumbrances, that it has a good right to sell and convey the same as aforesaid, and that it will and its successors and assigns shall, warrant and defend the same to the said Grantees, their heirs, executors and assigns forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the said GRANTOR(S), who is authorized to execute this conveyance, has hereto set its signature and seal this the 26th day of August, 2005.

By:

Grantor

Grantor

STATE OF ALABAMA COUNTY OF SHELBY Shelby County, AL 09/07/2005

State of Alabama

Deed Tax: \$55.00

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that Guy R Aycock trustee of the successor in trust under the Aycock Living Trust dated February 7, 1997, and any amendments thereto, whose name(s) is/are signed to the foregoing conveyance, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the conveyance, he/she/they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 26th day of August, 2005.

Commission Expires NOTARY PUBLIC, STATE OF ALABAMA AT LARGE MY COMMISSION EXPIRES: FEBRUARY 19, 2007

BONDED THRU NOTARY PUBLIC UNDERWRITERS

Send Tax Notices To:

Geoffrey Hall and Debbie Hall

29 The Oaks

Hoover, Al. 35244

This Instrument Prepared By:
Kevin Hays, Attorney at Law
100 Concourse Parkway, Suite 101
Birmingham, Al 35244