



20060124000036680 1/1 \$22.00
Shelby Cnty Judge of Probate, AL
01/24/2006 09:00:32AM FILED/CERT

WARRANTY DEED Joint tenants with right of survivorship

STATE OF ALABAMA
SHELBY COUNTY

KNOW ALL MEN BY THESE PRESENTS, That in consideration of Two Hundred, Fifteen Thousand and no/100's Dollars (\$215,000.00) to the undersigned grantor, CAROLYN DAVIS LOCKE, as Trustee of THE CAROLYN DAVIS LOCKE TRUST dated November 4, 1999, in hand paid by the grantees herein, the receipt whereof is hereby acknowledged the said grantor grants, bargains, sells and conveys unto RUSSELL I. MORGAN and MEGAN P. MORGAN as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Lot 21, according to the Survey of Meadowbrook, 6th Sector, as recorded in Map Book 8, Page 44 in the Probate Office of Shelby County, Alabama.

\$204,250.00 of the consideration is paid by Purchase Money Mortgages filed simultaneously herewith.

TO HAVE AND TO HOLD, to 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 or more grantees 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 do, for myself and for my heirs, executors and administrators covenant with the said grantees, their heirs and assigns, that I am lawfully seized in fee simple of said premises, that they are free of all encumbrances, unless otherwise noted above; that I have a good right to sell and convey the same as aforesaid; that I will and my 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, I have hereunto set my hand and seal, this the 17th day of January, 2006.

WITNESS:

CAROLYN DAVIS LOCKE TRUST

Carolyn Davis Locke Trustee
CAROLYN DAVIS LOCKE, Trustee

Shelby County, AL 01/24/2006
State of Alabama

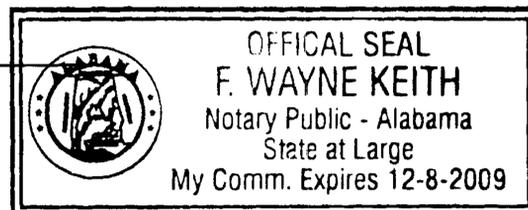
Deed Tax: \$11.00

STATE OF ALABAMA
SHELBY COUNTY

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Carolyn Davis Locke, whose name as Trustee of The Carolyn Davis Locke Trust, dated November 4, 1999 is signed to the foregoing conveyance and who is known to me, acknowledged before me, that, being informed of the contents of the conveyance she as such Trustee and with full authority of the Trust executed the same voluntarily on the day the same bears date.

Given under my hand and seal this the 17th day of January, 2006.


Notary Public



This instrument was prepared by:
F. Wayne Keith, Attorney
160 Yeager Parkway, Suite 105
Pelham, Alabama 35216

Send Tax Notice to:
Russell I. Morgan
5167 Colonial Park Road
Birmingham, Alabama 35242