WARRANTY DEED JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

20060206000060680 1/3 \$18.00 Shelby Cnty Judge of Probate, AL 02/06/2006 02:55:26PM FILED/CERT

This instrument was prepared by: WILLIAM PATRICK COCKRELL WPC & ASSOCIATES LLC

Send tax notice to:
WILLIAM T. MILLINGTON
MARIA C. MILLINGTON

(Name)

(Name)

1 PERIMETER PARK SOUTH S.451N BIRMINGHAM, ALABAMA 35243

212 HWY 270 MAYLENE, AL 35114

(Address)

(Address)

STATE OF ALABAMA
COUNTY OF Shelby

KNOW ALL MEN BY THESE PRESENTS,

That in consideration of NINETY SIX THOUSAND AND THREE HUNDRED AND NINETY EIGHT dollars (\$96,398.00) and other good and valuable consideration, to the undersigned Grantor, or Grantors in hand paid by the Grantees herein, the receipt whereof is acknowledged, we (I), KENNETH W. WHITE and LOIS WHITE, HUSBAND AND WIFE (herein referred to as Grantor) do, grant, bargain, sell and convey unto WILLIAM MILLINGTON BY AND THROUGH HIS POWER OF ATTORNEY MARIA C. MILLINGTON AND MARIA C. MILLINGTON, HUSBAND AND WIFE (herein referred to as Grantees), as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, towit:

SEE EXHIBIT A

A PURCHASE MONEY MORTGAGE IN THE AMOUNT OF 96,398.00 IS FILED 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 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.

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And we (I) do for ourselves (myself), successors and assigns covenant with the said Grantees, their heirs and assigns, that we (I) are (am) lawfully seized in fee simple of said premises, that they are free from all encumbrances, unless otherwise noted above; that we (I) have a good right to sell and convey the same as aforesaid; that we (I) will and our (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, .

Hennett w white	(Seal)	
KENNETH W. WHITE		20060206000060680 2/3 \$18.00 Shelby Cnty Judge of Probate, 6
		02/06/2006 02:55:26PM FILED/CE
Aced White	(Seal)	

STATE OF ALABAMA

COUNTY OF Shelby

LOIS WHITE

General Acknowledgment

I, <u>William Patrick Cockrell</u>, a Notary Public in and for said County in said State, hereby certify that <u>KENNETH W. WHITE and LOIS WHITE</u>, whose names are signed to the foregoing conveyance, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance, they, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal, this.

Notary Public

Return to: William Patrick Cockrell

MULLIAM PATRICK COCKRELL.

Notary Public, AL State at Large
My Comm. Expires May 28, 2008

EXHIBITA

Commence at the Southeast corner of Section 8, Township 20 South, Range 3 West, Shelby County, Alabama, thence Westerly along the South line of said Section 8, 246.0 feet to point; thence 89 deg. 35 min. right 18.05 feet to the point of beginning of the property being described; thence continue along last described course 181.95 feet to a point; thence 89 deg. 35' left 76.0 feet to a point; thence 90 deg. 25 min. left 86.0 feet to a point; thence 90 deg. 25 min. left 98.83 feet to a point on the North right of way line of a Shelby County Highway; thence 91 deg. 18 min. 06 sec. Left 96.04 feet to the point of beginning and marked on the corners with iron pins.

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