

## WARRANTY DEED Joint tenants with right of survivorship

STATE OF ALABAMA
COUNTY OF JEFFERSON

KNOW ALL MEN BY THESE PRESENTS, That in consideration of One Hundred, Twenty Five Thousand and no/100's Dollars (\$125,000.00) and other good and valuable consideration to the undersigned grantors, SS PARTNERSHIP, an Alabama General Partnership, in hand paid by the grantees herein, the receipt whereof is hereby acknowledged the said grantors do grant, bargain, sell and convey unto as, NANCY C. CHAMBERS and DAWN W. HOBBS as joint tenants with right of survivorship, the following described real estate situated in Shelby County, Alabama, to-wit:

Condominium Unit #325 of Cambrian Wood Condominium, a condominium, as recorded in Map Book 6, Page 62, according to the Declaration of Condominium Ownership of Cambrian Wood Condominiums, recorded in Map Book 12, beginning at Page 87 and amended by Misc. Book 13, Page 2; Misc. Book 13, Page 4; and Misc. 13, Page 344, in the Probate Office of Shelby County, Alabama. Together with an undivided .0111225% interest appurtenant to said unit in the common elements as set forth in Exhibit "C" of said Declaration.

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 grantees, 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 the said grantees, their heirs and assigns, that we are lawfully seized in fee simple of said premises, that they are free of all encumbrances, unless otherwise noted 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.

	we have her	eunto set our hands and seals, this the 28th day of
February, 2006.		
		SS Partnership
		July Sneigh
	By:	Frank Smeraglia, Partner
	By:	Meuslin
		C.A. Smeraglia, Partner

STATE OF ALABAMA
COUNTY OF SHELBY

Shelby County, AL 03/02/2006 State of Alabama

Deed Tax:\$125.00

I, the undersigned, a Notary Public in and for said County, in said State hereby certify that Frank Smeraglia and C.A. Smeraglia, whose names are signed to the foregoing conveyance and who are known to me, acknowledged before me, that, being informed of the contents of the conveyance they as Partners of SS Partnership and with full authority of the partnership, executed the same voluntarily and as the act of the partnership on the day the same bears date.

Given under my hand and seal this the 28th day of February, 2006.

Notary Public

Send Tax Notice to:
Nancy C. Chambers
325 Heath Drive
Birmingham, Alabama 35242

OFFICAL SEAL
F. WAYNE KEITH
Notary Public - Alabama
State at Large
My Comm. Expires 12-8-2009

This instrument was prepared by: F. Wayne Keith, Attorney 160 Yeager Parkway, Suite 105 Pelham, Alabama 35124