

| STATE | OF | ALABAMA | ) |  |
|-------|----|---------|---|--|
|       |    |         |   |  |

WARRANTY DEED

SHELBY COUNTY

## JOINT TENANTS, WITH RIGHT OF SURVIVORSHIP

KNOW ALL MEN BY THESE PRESENTS, that in consideration of Twenty-Nine Thousand Two Hundred Fifty and NO/100 (\$29,250.00) Dollars and other good and valuable consideration to the undersigned, Harold Miller and wife, Julia Faye Miller herein referred to as Grantors, in hand paid by Keith A. Tittle and wife, Tami B. Tittle herein referred to as Grantees, the receipt of which is acknowledged, the said Grantor does hereby grant, bargain, sell and convey unto the Grantees, as joint tenants, with right of survivorship, the following described real estate, situated in Shelby County, Alabama, to-wit:

From the Southeast Corner of Section 4, Township 19 South, Range 2 East run West along the South line of said section a distance of 165.02 feet to the point of beginning; thence right 89-58'-44" a distance of 1357.11 feet; thence right 63-46'55" a distance of 171.75 feet; thence right 115-47'-37" a distance of 101.61 feet; thence left 7-23'-48" a distance of 1598.70 feet; thence right 100-07'02" a distance of 372.69 feet; thence right 87-42'-14" a distance of 237.51 feet to the point of beginning. Said lot contains 9.75 acres mor or less. Less and except an easement for Colonial pipeline as shown on survey. Title not examined by the Preparer.

Description furnished by the Grantor.

TO HAVE AND TO HOLD unto 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 Grantee does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

And the Grantors do for themselves and their heirs, executors and administrators covenant with the said Grantees, their heirs and assigns, that they are lawfully seized in fee simple of said premises; that they have a good right to sell and convey the same as aforesaid; that they will and their 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 except as herein stated.

Wherever used herein the singular number shall include the plural, the plural shall include the singular, the use of any gender shall include other genders, when applicable, and related words shall be changed to read as appropriate.

200603100000113400 2/2 \$43.50 Shelby Cnty Judge of Probate, AL 03/10/2006 10:47:14AM FILED/CERT

|  |                | have hereunto set their hands   |  |  |  |
|--|----------------|---------------------------------|--|--|--|
| and seals this the   | i3 day         | of Mg, 1999.                    |  |  |  |
|  |                |                                 |  |  |  |
|  |                | M ma 100                        |  |  |  |
|  | Ka             | rold Miller                     |  |  |  |
| Harold Miller  |                |                                 |  |  |  |
|  |                | 1. 2 -n'11                      |  |  |  |
| Alla tage Miller   |                |                                 |  |  |  |
| Julia Faye Miller  |                |                                 |  |  |  |
|  |                | Shelby County, AL 03/10/2006    |  |  |  |
|  |                | State of Alabama                |  |  |  |
| STATE OF ALABAMA   |                | Deed Tax: \$29.50               |  |  |  |
| SHELBY COUNTY  | <b>)</b>       |                                 |  |  |  |
|  |                |                                 |  |  |  |
| I, the undersigned   | authority, in  | and for said County, in said    |  |  |  |
| State, hereby certi:   | fy that Harolo | d Miller and wife, Julia Faye   |  |  |  |
|  |                | ne foregoing instrument and who |  |  |  |
| are known to me, acknowledged before me on this day that being |                |                                 |  |  |  |
|  |                | instrument, they executed the   |  |  |  |
| same voluntarily on  | the day the sa | ame bears date.                 |  |  |  |
| Given under my hand and official seal this the day of, 199 .   |                |                                 |  |  |  |
| <u>llugust</u> , 199   |                |                                 |  |  |  |
|  |                | Mary Le Sumes                   |  |  |  |
|  |                | NOTARY PUBLIC                   |  |  |  |
|  |                | My Commission Expires:          |  |  |  |
|  |                | Commission Expires 6-21-2000    |  |  |  |
| This document prepar   | ed by:         |                                 |  |  |  |
|  |                | FE REIN                         |  |  |  |
| Gregory S. Graham, Attorr                                      | ey-at-Law      |                                 |  |  |  |
| 803 3rd. St. S. W.   |                |                                 |  |  |  |
| P. O. Drawer 307<br>Childersburg, Alabama 350                  | ን <i>ለ</i> ለ   | HOTAR                           |  |  |  |
| ommand, wranama 22(  | / T T          |                                 |  |  |  |
|  |                | ARING : W.                      |  |  |  |

Please send tax notice to: Keith A. and Tami B. Tittle

•

