

Document Prepared By:
L. H. (Woody) Hamilton, Jr.
6 Office Park Circle, Suite 214
Birmingham, Alabama 352223

Send Tax Notice To:
Stewart A. Howell
1909 St. Ives Drive
Birmingham, Alabama 35243

GENERAL WARRANTY DEED JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP

STATE OF ALABAMA }
COUNTY OF SHELBY }

KNOW ALL MEN BY THESE PRESENTS,
THAT IN CONSIDERATION OF **Three Hundred Ninety Six Thousand Nine Hundred and no/100 Dollars (\$396,900.00)** to the undersigned grantor (whether one or more), in hand paid by the grantee herein, the receipt of where is acknowledged, I or we,
Jason S. Clark and Andrea Wiggins-Clark, husband and wife
referred to as **Grantor(s)**), grant, sell, bargain and convey unto
Anna C. Howell and Stewart A. Howell

(herein referred to as **Grantee(s)**), for and during their joint lives as joint tenants with rights of survivorship and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder or right of reversion, the following described real estate the following described real estate, situated in **Shelby County, Alabama** to wit:

Lot 3 according to the Survey of St. Ives at Greystone, as recorded in Map Book 15, Page 70 A & B, in the Probate Office of Shelby County, Alabama.

Subject to easements, set back lines, restrictions, covenants, mineral and mining rights and current taxes due.

\$347,520.00 of the above consideration above paid from the proceeds of a first and second purchase money mortgage closed herewith.

TO HAVE AND HOLD the afore granted premises in fee simple to the said **GRANTEE(S)** and his/her/theirs heirs, successors and assigns forever.

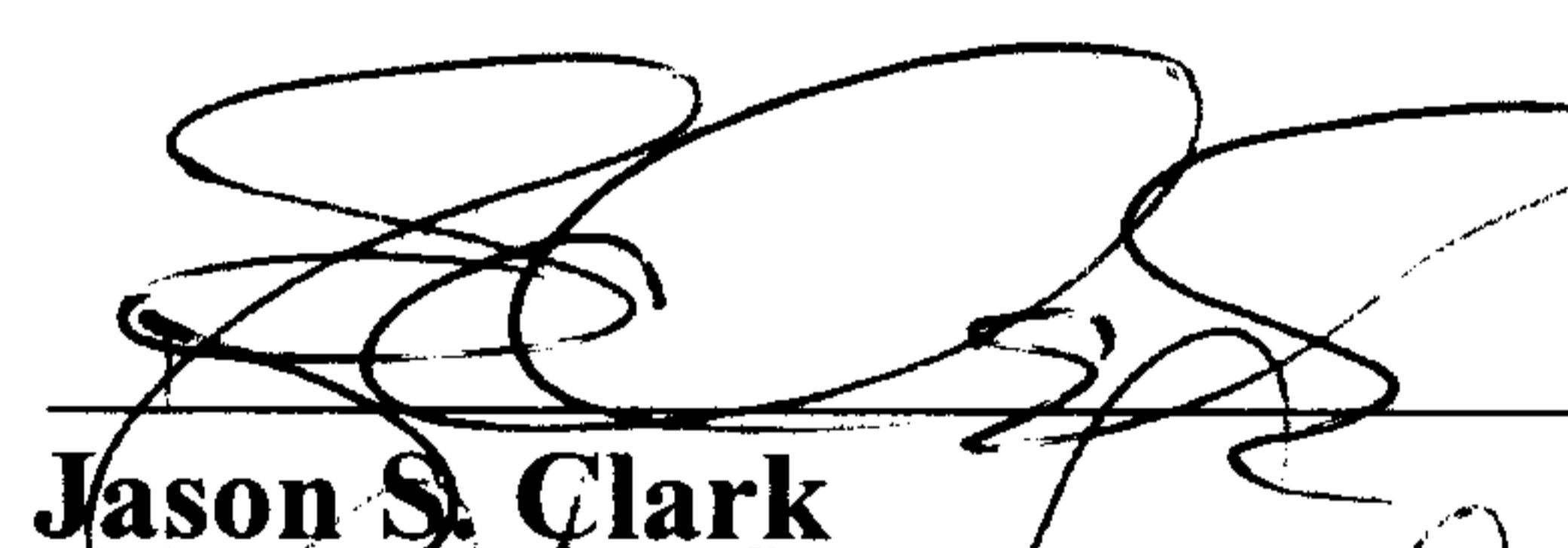
And I or we do for myself or ourselves and for my or our heirs, executors and administrators covenant with said Grantees, their heirs and assigns, that I am, or we are, lawfully seized in fee simple of said premises; that they are free from all encumbrances, unless otherwise noted above; that I, or we, have good right to sell and convey the same as aforesaid; that I, or we, and my, or our heirs, executors and administrators shall warrant and defend that same to the said **GRANTEE(S)**, their heirs and assigns forever, against the lawful claims of all persons.

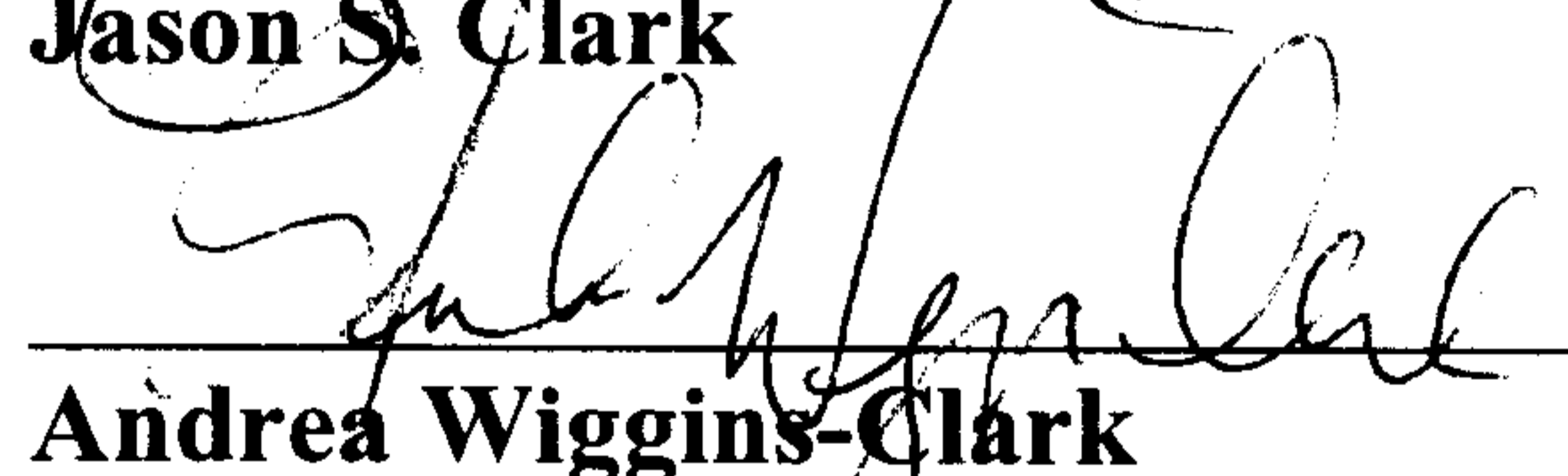
IN WITNESS WHEREOF, the said **GRANTOR(S)** have hereunto set their hand and seal, this **30th** day of **March, 2006**.

GRANTOR(S)

Shelby County: AL 04/11/2006
State of Alabama

Deed Tax: \$49.50

 (SEAL)
Jason S. Clark

 (SEAL)
Andrea Wiggins-Clark


STATE OF ALABAMA
COUNTY OF Jefferson

I, the undersigned notary public in for said State, hereby certify **Jason S. Clark and Andrea Wiggins-Clark**, 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 this document, executed the same voluntarily on the same bears date

Given under my hand and signed this date: **March 30, 2006**.

Commission Expires: 12/04/08



 (Seal)
Notary Public