

\$190,000 of the Purchase Price was paid by a Mortgagee
filed simultaneously herewith.

THIS INSTRUMENT PREPARED BY:
Douglas H. Scofield, Atty
P O BOX 381704
BIRMINGHAM, AL 35238

WARRANTY DEED WITH JOINT RIGHT OF SURVIVORSHIP

20060517000232250 1/2 \$62.50
Shelby Cnty Judge of Probate, AL
05/17/2006 09:23:15AM FILED/CERT



**STATE OF ALABAMA
JEFFERSON COUNTY**

KNOW ALL MEN BY THESE PRESENTS, that for and in consideration of the sum of **Two Hundred Thirty Seven Thousand and Five Hundred Dollars 00/100**, (\$237,500.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **ELTON THEO JORDAN, AN UNMARRIED MAN AND JAMES J. JORDAN, TRUSTEE, OR THEIR SUCCESSORS IN TRUST, UNDER THE JORDAN LIVING TRUST, DATED MAY 28, 2003**, (hereinafter called "Grantors") do hereby GRANT, BARGAIN, SELL AND CONVEY unto **DANAK.ROBBINS AND JAMES L. ROBBINS, WIFE AND HUSBAND**, as Joint Tenants with Right of Survivorship (hereinafter called "Grantee"), the following described real estate, situated in **SHELBY** County, Alabama, to-wit:

See attached copy of Schedule A Legal Description:

Together with any improvements and/or personal property affixed thereto.

This conveyance is made subject to the following:

1. Taxes due October 1, 2006.

TO HAVE AND TO HOLD to the said Grantee in fee simple forever, together with every contingent remainder and right of reversion.

Grantor does individually and for the heirs, executors and administrators of the Grantors covenant with said Grantee and the heirs and assigns of the Grantee, that the Grantor is lawfully seized in fee simple of said premises; that said premises are free from all encumbrances, unless otherwise noted above; that the Grantor has a good right to sell and convey the said premises; that the Grantor and the heirs, executors, and administrators of the Grantor shall warrant and defend the said premises to the Grantee and the heirs and assigns of the Grantee forever, against the lawful claims of all persons.

IN WITNESS WHEREOF, the Grantor has executed this Deed on this the 28TH day of APRIL, 2006.

x Elton Theo Jordan

James J. Jordan, Trustee
JAMES J. JORDAN, TRUSTEE

**STATE OF ALABAMA
JEFFERSON COUNTY**

I, a Notary Public, for the State at Large, hereby certify that **ELTON THEO JORDAN, AN UNMARRIED MAN, AND JAMES J. JORDAN, TRUSTEE, OR HIS SUCCESSORS IN TRUST, UNDER THE JORDAN LIVING TRUST, DATED MAY 28, 2003**, whose name is /are signed to the foregoing Warranty Deed, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the Deed, that they executed the same voluntarily on the day the same bears dated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this the 28TH day of APRIL 2006.

Notary Public: DOUGLAS H. SCOFIELD
My Commission Expires: 10/07/06

Social



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EXHIBIT "A"
Legal Description

Shelby County, AL 05/17/2006
State of Alabama

Deed Tax:\$47.50

LOT 13, ACCORDING TO THE AMENDED MAP OF RIVERCHASE COUNTRY CLUB, SIXTH ADDITION, AS RECORDED IN MAP BOOK 7, PAGE 93 IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA.

SUBJECT TO ALL RESTRICTIONS, RESERVATIONS, RIGHTS, EASEMENTS, RIGHTS-OF-WAY, PROVISIONS, COVENANTS, TERMS, CONDITIONS AND BUILDING SET BACK LINES OF RECORD.

ADDRESS: 807 WILLOW OAK; BIRMINGHAM, AL 35244 TAX MAP OR PARCEL ID NO.: 11-7-25-0-001-001.031

SUBJECT PROPERTY IS LOCATED IN SHELBY COUNTY.